



Planning Board
TOWN OF FREMONT
NEW HAMPSHIRE 03044

Notice of Decision

You are hereby notified that at the Public Hearing held on November 5, 2014 duly noticed in accordance with NH RSA 675:6 and 675:7, the attending members of the Fremont Planning Board did unanimously vote to approve the following Fremont Zoning Ordinance change and amendment to be put before voters as an article in the 2015 Town Warrant.

Full text:

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AMENDMENT: Article XI Section E-6.

~~Special Exceptions~~ **Conditional Use Permit**

A. The following uses are permitted as ~~Special Exceptions~~ **with a Conditional Use Permit** (in compliance with Town Zoning Ordinance):

1. Industrial and commercial uses not otherwise prohibited in Section E.4. of ~~this A.P.O. Article.~~
2. Multi-family residential development. (Minimum lot size to be determined by using Article IV Section 3 and substituting three (3) acres instead of two (2) acres).
3. Sand and gravel excavation and other mining provided that such excavation or mining is not carried out within eight (8) vertical feet of the seasonal high water table and that periodic inspections are made by the Planning Board or its agent to determine compliance.

B. The ~~Board of Adjustment~~ **Planning Board** may grant a ~~special exception~~ **Conditional Use Permit** for those uses listed above only after written findings of fact are made that all of the following are true:

- ☐ the proposed use will not detrimentally affect the quality of the groundwater contained in the aquifer by directly contributing to pollution or by increasing the long-term susceptibility of the aquifer to potential pollutants;
- ☐ the proposed use will not cause a significant reduction in the long-term volume of water contained in the aquifer or in the storage capacity of the aquifer;
- ☐ the proposed use will discharge no waste water on site other than that typically discharged by domestic waste water disposal systems and will not involve on-site storage or disposal of toxic or hazardous wastes as herein defined;
- ☐ the proposed use complies with all other applicable sections of this Article.

The ~~Board of Adjustment~~ **Planning Board** may require that the applicant provide data or reports prepared by a professional engineer or hydrologist to assess any potential damage to

the aquifer that may result from the proposed use. The Planning Board shall engage such professional assistance as it requires to adequately evaluate such reports and to evaluate, in general, the proposed use in light of the above criteria. Costs incurred shall be the responsibility of the applicant.

This is the full text of this proposed zoning amendment. It will be posted for thirty (30) days at the Fremont Town Hall, Fremont Web Site and Post office, on will be on file in the offices of the Selectmen, Planning/Zoning and Town Clerk and can be viewed during regular business hours.

Fremont Planning Board

Roger Barham, Chairman

John Karcz, Co-Chairman

Brett Hunter, Selectman

John Downing, Member

Andrew Kohlhofer, Member

Phillip Coombs, Alternate

Thomas O'Brien, Alternate

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