





## NOTES

- THE PURPOSE OF THIS PLAN IS TO SHOW A CHANGE OF USE FOR LOT 37-1  
1. AN EXISTING 2,844 S.F. BUILDING (UNIT 1) TO REMAIN AS IS  
2. UNITS 14, 15, 16 AND 17 ARE EXISTING UNITS.  
3. UNITS 18, 19, 20, 21 AND 22 ARE TO BE CONSTRUCTED ON THE EXISTING FOUNDATIONS.  
ALL UNITS ARE SERVED BY ON-SITE COMMUNITY WATER SYSTEM AND ON-SITE SEPTIC.
- THE TOTAL AREA OF TAX MAP 3 LOT 37-1 IS 10.80 ACRES (470,231 SF).
- CURRENT ZONING: VILLAGE DISTRICT
- THIS SITE IS NOT LOCATED WITHIN THE 100-YEAR FLOOD PLAIN -  
PER F.J.R.M. PANEL #33015C0360E DATED MAY 17, 2005.
- THIS SITE IS LOCATED WITHIN THE AQUIFER PROTECTION DISTRICT -  
PER THE TOWN OF FREMONT ZONING MAP WITH TAX PARCEL OVERLAYS.
- THIS PLAN CONTAINS A TOTAL OF 1 SHEETS WHICH ON FILE AT THE TOWN OF FREMONT  
PLANNING DEPARTMENT AND RECORDED IN THE ROCKINGHAM COUNTY REGISTRY OF DEEDS.
- IN THE EVENT THAT THE SNOW STORAGE AREAS PROVIDED ON THE SITE ARE COMPLETELY  
UTILIZED, EXCESS SNOW SHALL BE TRANSPORTED OFF SITE FOR DISPOSAL IN ACCORDANCE  
WITH NHDES REGULATIONS.
- IN THE EVENT OF ANY CONSTRUCTION, THE CONTRACTOR SHALL BE AWARE OF HIS RESPONSIBILITY  
TO CONTACT "DIG-SAFE" AT 11 UPTON DRIVE, WILMINGTON, MA. (1-888-344-7233;  
WWW.DIGSAFE.COM) AT LEAST 72 WORKING HOURS PRIOR TO THE START OF ANY EXCAVATION.
- FIRE PROTECTION: THE FIRE STATION IS 0.4 MILES FROM THE SITE. A DRY HYDRANT  
IS LOCATED 400 FEET FROM LOT 3-37 ON ROUTE 107. A CISTERN WILL ALSO BE PROVIDED  
200 FEET FROM LOT 37-3 AS PART OF A PROPOSED RESIDENTIAL SUBDIVISION ON AN ADJUTING  
PARCEL.
- LIGHTING, SIGNAGE, LANDSCAPING, AND SCREENING SHALL MEET THE REQUIREMENTS OF THE  
TOWN ZONING ORDINANCES AND SITE PLAN REGULATIONS AND HAVE THEIR DESIGN  
APPROVED BY THE FREMONT BUILDING INSPECTOR.

## USES

|         | EXISTING USE   | PROPOSED USE 1ST FLOOR | PROPOSED USE 2ND FLOOR |
|---------|----------------|------------------------|------------------------|
| UNIT 14 | FITNESS CENTER | FITNESS CENTER         | PROFESSIONAL OFFICE    |
| UNIT 15 | SALON          | SALON                  | PROFESSIONAL OFFICE    |
| UNIT 16 | DAYCARE        | DAYCARE                | PROFESSIONAL OFFICE    |
| UNIT 17 | DRIVING SCHOOL | DRIVING SCHOOL         | PROFESSIONAL OFFICE    |
| UNIT 18 | NONE           | LIGHT MANUFACTURING    | PROFESSIONAL OFFICE    |
| UNIT 19 | NONE           | LIGHT MANUFACTURING    | PROFESSIONAL OFFICE    |
| UNIT 20 | NONE           | LIGHT MANUFACTURING    | PROFESSIONAL OFFICE    |
| UNIT 21 | NONE           | LIGHT MANUFACTURING    | PROFESSIONAL OFFICE    |
| UNIT 22 | NONE           | LIGHT MANUFACTURING    | PROFESSIONAL OFFICE    |

## PARKING

|         |         |                        |                |   |       |                    |
|---------|---------|------------------------|----------------|---|-------|--------------------|
| UNIT 14 | 3260 SF | FITNESS CENTER         | /200           | = | 16.3  |                    |
|         | 1580 SF | PROFESSIONAL OFFICE    | /250           | = | 6.2   |                    |
| UNIT 15 | 3050 SF | SALON                  | /200           | = | 15.2  |                    |
|         | 1580 SF | PROFESSIONAL OFFICE    | /250           | = | 6.2   |                    |
| UNIT 16 | 3050 SF | DAYCARE                | /200           | = | 15.2  |                    |
|         | 1580 SF | PROFESSIONAL OFFICE    | /250           | = | 6.2   |                    |
| UNIT 17 | 3050 SF | DRIVING SCHOOL         | /200           | = | 15.2  |                    |
|         | 1580 SF | PROFESSIONAL OFFICE    | /250           | = | 6.2   |                    |
| UNIT 18 | 3050 SF | LIGHT MANUFACTURING    | 1 PER EMPLOYEE | = | 4     |                    |
|         | 1580 SF | PROFESSIONAL OFFICE    | /250           | = | 6.2   |                    |
| UNIT 19 | 3050 SF | LIGHT MANUFACTURING    | 1 PER EMPLOYEE | = | 4     |                    |
|         | 1580 SF | PROFESSIONAL OFFICE    | /250           | = | 6.2   |                    |
| UNIT 20 | 3015 SF | LIGHT MANUFACTURING    | 1 PER EMPLOYEE | = | 4     | MAP 3 LOT 37       |
| UNIT 21 | 3015 SF | LIGHT MANUFACTURING    | 1 PER EMPLOYEE | = | 4     | COOPERS CORNER LLC |
| UNIT 22 | 3015 SF | LIGHT MANUFACTURING    | 1 PER EMPLOYEE | = | 4     | 19 QUIMBY COURT    |
|         |         |                        |                |   |       | DANVILLE, NH 03819 |
|         |         | TOTAL PARKING REQUIRED |                | = | 119.1 |                    |
|         |         | TOTAL PARKING PROVIDED |                | = | 165   | 4039/1637          |