



Planning Board
TOWN OF FREMONT
NEW HAMPSHIRE 03044

Public Hearing Notice

In accordance with NH RSA 675:3, you are hereby notified that the Fremont Planning Board will meet on December 18, 2019 at the Fremont Town Hall basement meeting room, 295 Main Street, Fremont, NH 03044, at 7:00 pm to hold a Public Hearing for the following proposed amendments to the Town of Fremont New Hampshire Zoning Ordinance:

Articles VII and VIII: Amend district names and add approval language for Conditional Use Permits for clarification purposes including:

- Revise district names to reflect 2019 Zoning Ordinance updates (Article 7, Sections 701 and 702).
- Add clarifying language and list all conditions for approving Conditional Use Permits in the Flexible Use Residential District (Article 7, Section 704) and Residential District (Article 7, Section 707)
- Remove and revise conditional approval language from Article 8 to reflect amendments in Article 7.

Articles IX and XII: Amend language for lot size requirements for clarification purposes including:

- Add clarifying language relative to lot creation dates and the addition of a table detailing number of dwelling units allowed by minimum lot size in Article 9, Section 903.
- Add clarifying language relative to lots located within the Aquifer Protection District including the addition of a table detailing number of dwelling units allowed by minimum lot size in Article 12, Section 1203.8.

Article IX, Section 901: Replace the word extension with the word expansion to make ordinance language for expansion of existing structures in Article 9, Section 901 consistent with language in Article 5, Section 503 for expansion of non-conforming structures.

Article V, Section 501: Eliminate language that only allows the reconstruction of non-conforming structures that have been destroyed by casualty loss and remove requirement that reconstruction be completed within two (2) years.

Article XVI: Amend district names, add prohibited signage, and clarify illumination requirements as follows:

- Revise district names to reflect 2019 Zoning Ordinance updates (Article 16, Section 1600.2).
- Prohibit Visual Story signage.
- Specify allowance of internally lit signs under illumination regulations.

If necessary, an additional public hearing will be held on January 8, 2020 at the Fremont Town Hall basement meeting room, 295 Main Street, Fremont, NH 03044, at 7:00 pm. A copy of this language is available upon request at the Fremont Town Hall during regular business hours. The final form of these amendments will be on the Warrant Article at the March 2020 Town Meeting. You are invited to attend these Hearings in person or by counsel or agent. Written comment will be accepted up until the date of the Hearings. Contact Leanne Miner at (603) 895-3200 x 306 or at fremontpz@comcast.net with any questions.