

NOTICE OF DECISION
ZONING BOARD OF ADJUSTMENT
TOWN OF NEW BOSTON, NEW HAMPSHIRE

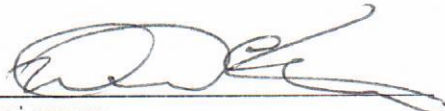
Case No: 2019-5

Map/Lot #3/150
636 North Mast Road

You are hereby notified that the appeal of Pro Line Powersports LLC, regarding, Article II, Section 204.2, of the Zoning Ordinance for a "**SPECIAL EXCEPTION**", to add the permitted use for Vehicular Sales to the existing Vehicular Parts & Service business, on property located at 636 North Mast Road, Tax Map/Lot #3/150, in the Small Scale Planned Commercial "COM" District, owned by 636 North Mast Road, LLC, has been **GRANTED**, by the affirmative vote of at least three members of the Zoning Board of Adjustment, at the Public Hearing held on November 19, 2019, subject to:

CONDITIONS:

1. The applicant shall forthwith apply for a Non-Residential Site Plan Review with the Planning Board, prior to a permit to operate the added use for Vehicular Sales being issued by the Building Department.
2. There shall be no test drives allowed before 9:00 a.m., Monday through Saturday, after 6:00 p.m., Monday through Friday, and after 2:00 p.m. on Saturday. No test drives shall be allowed at any time on Sunday.
3. There shall be no test drives, no running or testing of repairs and no parking of vehicles for sale allowed on the southeast side of the building, specifically between the abutting residential property, Tax Map/Lot #3/69.
4. There shall be a necessary suitable screening buffer demonstrated, maintained and shown on the Site Plan between the abutting residential properties to reduce noise and light glare.
5. The applicant shall demonstrate that no headlights from any vehicle can reach the abutting residential home and if this would occur, the applicant will need to install an additional suitable buffer.



Chairman

11.20.19

Date

Note: The Selectmen, any party to the action or any person affected has a right to appeal this decision within 30 days. See New Hampshire Revised Statutes Annotated, chapter 667, available at the Town Office. This notice has been placed on file and made available for the public inspection in the records of the ZBA on 11/19/2019. Copies of this notice have been distributed to the applicant, Planning Board, Board of Selectmen and Building Inspector.