Application for Site Plan Review
Business Use / Residential Zone

Zoning Ordinance - Article V. Paragraph E. - Light Industrial/Residential District

The Planning Board shall review all business uses through the public hearing process, determine whether a full Site Plan Review is necessary, and set conditions as deemed necessary.

All businesses must adhere to the regulations listed in Article V. Paragraph E. - Light Industrial / Residential District.

Please fill out this application and return to the Town Offices at 24 Depot Road. Office hours are 8am – 1pm, Monday – Friday. A Public Hearing will be arranged with the Planning Board and abutters will be notified. You will receive formal notification of the time and date of your Public Hearing. The Board will review your application and may have further questions for you at that time.

Property Address ____________________________________________________________

Property Owner's Name / Signature ________________________________________________
(Please print then sign)

Phone Number ___________________________ E-mail address ______________________________

Telephone number(s) /Home & Cell ________________________________________________

Business name ________________________________________________________________
(Please print. Include your present business name)

Please give a detailed description of the operation of the business.

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____________________________________________________________________________

____________________________________________________________________________

Please answer the following questions.

1. How many employees do you have? _____________________________________________

2. What hours do you plan to operate? _____________________________________________

3. Is any additional exterior lighting planned? If so, please describe.

____________________________________________________________________________

4. What hazardous materials/chemicals and combustible materials will be used and stored for the operation?

____________________________________________________________________________
5. What storage, ventilation, and disposal systems are in place for their use?

________________________________________________

6. What fire detection and fire suppression equipment will be used at the facility?

________________________________________________

7. Will you employ any process that would emit objectionable odors that may be detected beyond the property line? If so, name them.

________________________________________________

8. Will any processes you utilize emit noxious, toxic or corrosive fumes? If so, name them.

________________________________________________

9. Will there be observable dust or smoke exhausted into the air? Circle Yes or No

10. Will there be heat and glare evident beyond the property line? Circle Yes or No

11. No external loud speakers are permitted. Will any process you employ generate noise that will be detectable beyond the property line? If so, describe in detail.

________________________________________________

12. Will any process employed generate vibrations that will be detectable beyond the property line? If so, describe in detail.

________________________________________________

13. Will any process employed generate detectable radiation outside any structure? If so, please describe in detail.

________________________________________________

14. How will waste and refuse disposal be handled? Commercial waste/refuse is not allowed to be disposed of using Town services and will need to be arranged for by the individual.

________________________________________________

15. Where do you plan on storing fuel, and/or machinery, supplies and equipment that have fuel in them?

________________________________________________
ARTICLE V - LIGHT INDUSTRIAL / RESIDENTIAL DISTRICT

E. The following items must be considered by the Site Plan Review process prior to Site Plan Approval.

1. Hazard or detrimental effect to adjacent property: No fire and explosion hazards shall exist as to produce dangerous exposure to adjacent property.

2. Odor: No objectionable odors shall be detectable beyond the property line.

3. Gases: No noxious, toxic or corrosive fumes or gases be emitted.

4. Dust and Smoke: No observable dust or smoke shall be exhausted into the air.

5. Heat and Glare: No heat and glare shall be evident beyond the property line.

6. Exterior Lighting: No exterior lighting; other than properly shielded street lighting, shall shine directly on adjacent properties or towards any street.

7. Noise: No inherent and recurrently generated noise shall be detectable beyond the property line in excess of the average level of street and traffic noise generally heard at the time and point of observation, and no noise below such level shall be objectionable with respect to intermittence, beat frequency or shrillness. No external loud speakers shall be permitted.

8. Vibration: No inherent and recurrently generated vibration shall be perceptible at or beyond the property line.

9. Radiation: No dangerous radiation shall be detectable outside any structure.

10. Waste Disposal and Water Service: Water service and waste and refuse disposal methods shall comply with pertinent health regulations and shall be in accordance with the approved site plan.

11. Storage: Fuel, raw, partially processed, finished or other material, machinery, supplies and equipment, including company owned or operated vehicles, shall not be stored between the street line and the front line of structures on the subject lot or, if there be no structure, within forty (40) feet of the street line, and in no case shall be visible from the street.