

16 Merrill Access Road
Thornton, NH 03285



TOWN OF THORNTON PLANNING BOARD

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Notice of Decision

Meeting Date: September 15, 2022
Plan Name: Country Store and Tesla Charging Stations Site Plan
Application Date: July 26, 2022
Plan Description: Construct a 'Country Store' with food services and Tesla Charging Stations
Map/Lot: Map 240, Lot 109
Zone: Recreation Zone West
Location: Lafayette Road, Owl's Nest Resort
Owner(s): LCJ Holdings, LLC
Agent(s): Marc Burnell

On September 15, 2022 the Thornton Planning Board held a Public Hearing to consider a site plan to construct a 'Country Store' with food services and Tesla Charging Stations at Owl's Nest Resort. After initial review of the application, the Thornton Planning Board voted to approve the Site Plan.

The Planning Board finds that the site plan meets all town ordinances, zoning regulations, site plan regulations, and subdivision regulations. Adequate materials were submitted to make an informed decision on the application with the following conditions:


- ^{ke} Prior to the issuance of a Zoning Compliance Certificate, the following conditions must be satisfied:
- A copy of any necessary Federal, State, and/or local permits shall be received by the Planning Department and the permit numbers shall be added in a note on the plat prior to plan signing.
 - NH-DES Alteration of Terrain Permit # AoT-1445 to be amended to depict the construction approved in this application.
 - NH-DES State Subdivision approval to be amended to reflect the reduced lot area of the parcel identified as Map 240 Lot 52.
 - All permit numbers, including amended permits, to be added as a note to the plan.
 - Final plan set to be stamped and signed by each licensed professional whose work is included in the plan set.

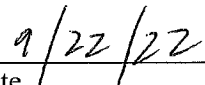
Subsequent to:

- Compliance with all requirements set forth by the Campton-Thornton Fire Chief.
- Monumentation to be set in the field within 365 days of this approval. A letter certifying that the monumentation has been installed is to be submitted to the planning board upon completion. The letter must be signed and stamped by the NH-licensed surveyor responsible for setting the monuments.

Be advised that all conditions noted above must be met and confirmed by the Planning Department prior to applying for any zoning compliance applications. A signed and recorded copy of the plan, if applicable, must be on file with the Planning Department prior to applying for any zoning compliance applications.

For the Thornton Planning Board,


Nancy Decoteau, Chairman


Date 9/22/22

Note: The Selectmen, any party to the action or any person directly affected has a right to appeal this decision, in a timely fashion as prescribed by the New Hampshire Revised Statutes Annotated, Chapter 677, available at the Thornton Town Office. This notice has been placed on file and made available for public inspection in the records of the Thornton Planning Board. Copies of this Notice of Decision have been distributed to: The Applicant, Board of Selectmen, Town Clerk, and Property Tax Assessor. A copy of this Notice of Decision has been posted at the Thornton Town Office and the Town of Thornton website.