



**PLANNING & DEVELOPMENT DEPARTMENT**  
**City Hall Annex**  
**33 Wakefield Street,**  
**Rochester, New Hampshire 03867-1917**  
**(603) 335-1338 - Fax (603) 330-0023**  
**Web Site: [www.rochesternh.net](http://www.rochesternh.net)**

**Notice of Decision of Minor Site Review**

<b>Applicant:</b>	Ben Dube
<b>Project location:</b>	83 Milton Road
<b>Type of project:</b>	Bakery
<b>Case #</b>	210 – 53 – HC – 22
<b>Date of decision:</b>	November 17, 2022

Dear Ben & Alex,

This notice is to inform you that your application for a change of use for 83 Milton Road to operate a “Catering” business, has been **approved** by the Special Site Review Committee with the following conditions:

- The Bakery is intended for wholesale operations and local distribution. If retail is proposed in the future, further review would be required.
- Please modify the site plan drawing to show planned modifications or additions (walk-in cooler, propane tanks, garage doors, lighting, dumpster location, etc.) in proximity to the properties lot lines.
- Landscaping is required. Planters within the landscape islands along Milton are recommended along with the removal of vegetation in the paved areas. The intention is to clearly mark the curb cut from Milton Road and delineate the entrance and exit of the property.
- The fence shall be maintained between 81 & 83 Milton Road.
- A backflow prevention device is required. Please submit a backflow prevention permit with the Department of Public Works (603-332-4096) to review specific requirements.
- Note any dumpster must be sufficiently screened (fencing or landscaping) and placed on a 6’ thick concrete pad.
- Please provide oven and hood specification sheets
- The applicant has the responsibility to obtain the appropriate permits with the Building and Licensing Department (603-332-3508). Please note that an inspection from the Health Inspector will be required prior to occupancy of the space.



**Please be advised: Any parties may appeal this decision to the full Planning Board if the appeal is filed within 20 days from the date of decision. If you decide to commence with the project before this 20-day period has expired, you do so at your own risk.**

Thank you for your cooperation in the review process. I wish you the best of luck with your project. If you have any questions, please feel free to contact me.

Sincerely,



Ryan O'Connor,  
*Senior Planner*

cc: File  
SP-22-28