

**BOARD OF ADJUSTMENT  
PORTSMOUTH, NEW HAMPSHIRE**

**Remote Meeting Via Zoom Conference Call**

Register in advance for this meeting:

[https://zoom.us/webinar/register/WN\\_JpOblibjR6mGsx6KKkkZvQ](https://zoom.us/webinar/register/WN_JpOblibjR6mGsx6KKkkZvQ)

*You are required to register to join the meeting over Zoom, a unique meeting ID and password will be provided once you register. Public comments can be emailed in advance to [planning@cityofportsmouth.com](mailto:planning@cityofportsmouth.com). For technical assistance, please contact the Planning Department by email ([planning@cityofportsmouth.com](mailto:planning@cityofportsmouth.com)) or phone (603) 610-7296.*

Per NH RSA 91-A:2, III (b) the Chair has declared the COVID-19 outbreak an emergency and has waived the requirement that a quorum be physically present at the meeting pursuant to the Governor's Executive Order 2020-04, Section 8, as extended by Executive Order 2020-18, and Emergency Order #12, Section 3. Members will be participating remotely and will identify their location and any person present with them at that location. All votes will be by roll call.

**7:00 P.M.**

**OCTOBER 27, 2020**

**AGENDA**

**I. PUBLIC HEARINGS – NEW BUSINESS**

- A) Petition of the **Woodbury Avenue Cooperative, Inc., Owner**, for property located at **1338 Woodbury Avenue**, wherein relief is needed from the Zoning Ordinance to demolish the existing structures and replace them with 6 new mobile home units which requires the following: 1) A Variance from Section 10.521 to allow a lot area per dwelling unit of 3,480 square feet where 7,500 square feet per dwelling is required. 2) A Variance from Section 10.334 to allow a lawful nonconforming use to be extended, enlarged or changed except in conformity with the Ordinance. Said property is shown on Assessor Map 237 Lot 70 and lies within the Mixed Residential Business (MRB) District
  
- B) Petition of **Bacman Enterprises, Inc., Owner**, for property located at **140 Edmond Avenue**, wherein relief is needed from the Zoning Ordinance to redesign previously approved parking which requires the following 1) Variance from Section 10.1113.20 to allow off-street parking spaces to be located in the required front yard or between a principal building and the street. 2) Variance from Section 10.1114.32(a) to allow vehicles to enter and leave a parking area by backing out into or from a public street or way. 3) Variance from Section 10.1114.32(b) to allow vehicles to enter and leave each parking space without requiring the moving of any other vehicle. Said property is shown on Assessor Map 220 Lot 81 and lies within the Single Residence B (SRB) District.

- C) Petition of **Karen & Rick Rosania, Owners**, for property located at **32 Boss Avenue**, wherein relief is needed from the Zoning Ordinance to add a second story to an existing dwelling and enclose rear deck which requires the following: 1) A Variance from Section 10.521 to allow a 14' front yard where 30' is required. 2) A Variance from Section 10.321 to allow a nonconforming building or structure to be extended, reconstructed or enlarged without conforming to the requirements of the Ordinance. Said property is shown on Assessor Map 153 Lot 5 and lies within the Single Residence B (SRB) District.
  
- D) Petition of **Lori Sarsfield, Owner**, for property located at **56 Clinton Street**, wherein relief is needed from the Zoning Ordinance for the addition of attached one car garage which requires the following: 1) A Variance from Section 10.521 to allow a 5' right side yard where 10' is required. 2) A Variance from Section 10.321 to allow a nonconforming building or structure to be extended, reconstructed or enlarged without conforming to the requirements of the Ordinance. Said property is shown on Assessor Map 158 Lot 6 and lies within the General Residence A (GRA) District.
  
- E) Petition of **Matthew & Sarah Currid, Owners**, for property located at **542 State Street**, wherein relief is needed from the Zoning Ordinance to convert a single-family dwelling into a two-family with new 10' x 18' two-story deck which requires the following: 1) A Variance from Section 10.521 to allow a lot area per dwelling unit of 2,175 square feet where 7,500 square feet per dwelling is required. Said property is shown on Assessor Map 127 Lot 18 and lies within the Mixed Residential Office (MRO) District.

**II. OTHER BUSINESS**

**III. ADJOURNMENT**