

LEGAL NOTICE
BOARD OF ADJUSTMENT
PORTSMOUTH, NEW HAMPSHIRE

NOTICE IS HEREBY GIVEN that the Board of Adjustment will hold Public Hearings on the following applications on Tuesday, January 16, 2007 at 7:00 P.M. in the City Council Chambers, Municipal Complex, 1 Junkins Avenue, Portsmouth, New Hampshire.

- 1) Petition of Jeannette E. Hopkins Trust, owner, Jeannette E. Hopkins, Trustee, for property located at 39 Pray Street wherein Variances from Article III, Section 10-302(A) and Article IV, Section 10-401(A)(2)(c) are requested to allow a 203 sf irregular shaped one story addition to the rear of an existing single family dwelling (after demolition of an existing ell) with a 2'4"± right side yard where 10' is the minimum required. Said property is shown on Assessor Plan 102 as Lot 38 and lies within the General Residence B and Historic A districts. Case # 1-1
- 2) Petition of Eugene LaCroce Jr. and Kimberly LaCroce, owners, for property located at 68 Brackett Road wherein Variances from Article III, Section 10-302(A) and Article IV, Section 10-401(A)(2)(c) are requested to allow: a) a 24' x 40' two story single family dwelling to be built on an existing foundation after the demolition of the existing home with a 26'± front yard where 30' is the minimum required, a 9'± left side yard where 10' is the minimum required and an 8'± right side yard where 10' is the minimum required, b) 6' x 7' front landing including steps with a 19'± front yard where 30' is the minimum required, c) 4' x 9' entry porch including steps with a 28'± front yard where 30' is the minimum required and a 4'± right side yard where 10' is the minimum required; and, d) all structures creating 22.67% building coverage where 20% is the maximum allowed. Said property is shown on Assessor Plan 206 as Lot 21 and lies within the Single Residence B district. Case # 1-2
- 3) Petition of Theodore W. Weesner and Janet L. Schofield, owners, for property located at 36 Kent Street wherein Variances from Article III, Section 10-302(A) and Article IV, Section 10-401(A)(2)(c) are requested to allow a 364 sf deck with: a) a 2'2"± right side yard where 10' is the minimum required and b) 32.7% building coverage where 25% is the maximum allowed. Said property is shown on Assessor Plan 113 as Lot 38 and lies within the General Residence A district. Case # 1-3
- 4) Petition of Wayne D. Moore, Murry Hill Properties Inc, owner, for property located at 304 Maplewood Avenue wherein Variances from Article II, Section 10-207 and Article IV, Section 10-401(A)(1)(b) are requested to allow the 2nd floor(1,150 sf) to be used for storage as accessory to the first floor medical supply business. Said property is shown on Assessor Plan 140 as Lot 7 and lies within the Mixed Residential Office district. Case # 1-4
- 5) Petition of Portsmouth Farms LLC, owner, and Starbucks Coffee Co, applicant, for property located at 1855 Woodbury Avenue wherein a Variance from Article IX, Section 10-908 is requested to allow the following: a) a 17.36 sf freestanding sign 15' from the front property line where 20' is the minimum required setback and b) 45.25 sf of aggregate signage where 37.5 sf is the maximum allowed. Said property is shown on Assessor Plan 215 as Lot 11 and lies within the General Business district. Case # 1-5
- 6) Petition of Dorothy Katz M 19 Trust, owner, for property located at 880 Islington Street wherein the following are requested: 1) a Variance from Article XII, Section 10-1204 to allow 10 parking spaces to be provided where 14 parking spaces are required for a proposed retail furniture store with related storage and 7 parking spaces are required for the existing office space and, 2) a Variance from Article XII, Section 10-1201(A)(3)(a)(4) to allow the existing ten parking spaces to back out onto Islington Street where parking is required to egress a site in a forward direction. Said property is shown on Assessor Plan 166 as Lot 51 and lies within the Business district. Case # 1-6

Lucy E. Tillman, Chief Planner