

**REGULAR MEETING
BOARD OF ADJUSTMENT
PORTSMOUTH, NEW HAMPSHIRE**

EILEEN DONDERO FOLEY COUNCIL CHAMBERS

7:00 P.M.

OCTOBER 16, 2007

AGENDA

I. OLD BUSINESS

- A) Approval of Minutes – September 18, 2007
- B) Motion for Rehearing regarding property at **off Deer Street, Green Street, Market Street, Russell Street & Maplewood Avenue**
- C) Motion for Rehearing regarding property at **150 Route One Bypass.**

II. PUBLIC HEARINGS

- 1) Petition of **Michael J. and Leanne A. Edwards, owners** for property located at **64 Brackett Road** wherein a Variance from Article III, Section 10-302(A) is requested to allow 32.9%± building coverage as a result of a lot line relocation where 20% is the maximum allowed. Said property is shown on Assessor Plan 206 as Lot 22 and lies within the Single Residence B district. Case # 10-1
- 2) Petition of **Catherine Stone Revocable Living Trust, Catherine Stone Trustee, owner**, for property located at **160 Middle Street** wherein a Variance from Article IV, Section 10-402(B) is requested to allow a 22' x 22' one story detached garage with a 4'± left side yard where 10' is the minimum required. Said property is shown on Assessor Plan 127 as Lot 9 and lies within the Mixed Residential Office and Historic A districts. Case # 10-2
- 3) Petition of **Leila Blair and Jeffrey L. Demers, owners**, for property located at **80 Haven Road** wherein a Variance from Article III, Section 10-302(A) is requested to allow an 8' x 12' one story shed creating 20.6%± building coverage where 20% is the maximum allowed. Said property is shown on Assessor Plan 206 as Lot 29 and lies within the Single Residence B district. Case # 10-3
- 4) Petition of **Robert Macdonald, owner**, for property located at **430-432 Islington Street** wherein the following are requested for a 35'8" x 60', 2 ½ story addition with basement to an existing two dwelling unit building to create four additional dwelling units for a total of six dwelling units on the property: 1) a Variance from Article II, Section 10-207(14) to allow six dwelling units on the lot in a district where a maximum of four dwelling units are allowed, and 2) Variances from Article III, Section 10-303(A) and Article IV, Section 10-401(A)(2)(c) to allow: a) 2,754± sf of lot area per dwelling unit where 7,500 sf of lot area would be required for each dwelling unit; and, b) said addition to have an 8'± right side yard where 10' is the minimum required. Said property is shown on Assessor Plan 145 as Lot 36 and lies within the Mixed Residential Business district. Case # 10-4

- 5) Petition of **William L. Curran III and Nancy A Curran, owners**, for property located at **24 Taylor Lane** wherein Variances from Article III, Section 10-302(A) and Article IV, Section 10-401(A)(2)(c) are requested to allow: a) a previously approved 12' x 16' deck to be enclosed into living space having a 17'± rear yard, and b) a 5' x 13' addition to the rear of the existing garage having a 29'± rear yard where 30' is the minimum required in each instance. Said property is shown on Assessor Plan 250 as Lot 30 and lies within the Single Residence B district. Case # 10-5
- 6) Petition of **Joan Dickinson, owner**, for property located at **137 Elwyn Avenue** wherein Variances from Article III, Section 10-302(A) and Article IV, Section 10-401(A)(2)(c) are requested to allow a 96 sf irregular shaped one story addition connecting a detached garage to the main structure with: a) the garage having a 10'± rear yard where 20' is the minimum required, and b) 31.5%± building coverage where 25% is the maximum allowed. Said property is shown on Assessor Plan 112 as Lot 48 and lies within the General Residence A district. Case # 10-6
- 7) Petition of **Charles W. and Susan Grosky, owners**, for property located at **51 Marjorie Street** wherein a Variance from Article III, Section 10-302(A) and Article IV, Section 10-401(A)(2)(c) are requested to allow a 14' x 25' attached garage with: a) a 23' rear yard where 30' is the minimum required, and b) 23.2%± building coverage where 20% is the maximum allowed. Said property is shown on Assessor Plan 232 as Lot 26 and lies within the Single Residence B district. Case # 10-7

III. ADJOURNMENT

NOTICE TO MEMBERS OF THE PUBLIC WHO ARE HEARING IMPAIRED

If you wish to attend a meeting and need assistance, please contact the Human Resources Department at 610-7274 one week prior to the meeting.