

***The Board of Adjustment of the Town of Rye, NH will hold a public hearing at: 7:00 PM on  
Wednesday, APRIL 3, 2019 at the Rye Town Hall, 10 Central Road***

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**Legal Notice**

**APPLICATIONS**

- 1. Lisa Lombard for property owned and located at 1248 Ocean Blvd., Tax 17.3, Lot 148** requests variances from Section 603.1 for expansion of a non-conforming structure; from Section 304.4 for height where 28.85' exists, 33.16' +/- is proposed and 28' is required; from Section 204.3 B for a retaining wall with a 3.72' right setback, for steps with a 5.8' right setback, for a house with a 6.59' right setback and for an addition with a 8.8' left setback where 20' is required; from Section 202.5 for a septic system with a 10.84' side setback where 20' is required and relief from Building Code Section 7.9.2.5 for a septic system with a 10.84' side setback where 20' is required. **Property is in the General Residence, Coastal Overlay District and Special Flood Hazard Zone. Case #03-2019.**
- 2. Seacoast Property Holdings, LLC of 3710 Buckeye Street, Palm Beach Gardens, FL for property owned located at 55 Harbor Road, Tax Map 9.2, Lot 2** request variances from Section 603.2 for demolition and replacement of a non-conforming structure; from section 202.5 for septic 10.2' from the side setback where 20' is required; from section 203.3 B for house walkway 7' from the side setback and generator 10' from the side setback where 20' is required; from section 301.8 B (1) (2) & (7) for a house 50' from the wetland, a leach field 72' from wetland and septic tank 96' from wetland where 100' is required; from section 304.4 for height of 34.6' where 28' is required and from the Building Code section 7.9.2.2 for septic system 10.2' from the side setback where 20' is required and from 7.9.2.5 for leach field 72' from the wetland where 75' is required. **Property is in the Single Residence District, Coastal Overlay District and SFHA. Case #15-2019.**
- 3. Louis J. Orlando & Elizabeth F. Orlando for property owned and located at 103 Old Beach Road, Tax Map 8.4, Lot 126** request variances from Section 603.2 for destruction of an existing non-conforming structure and replace with new; Section 304.4 for a height where 17.7' exists, 30' is proposed and 28' is required; from Section 204.3 A for the house in the rear yard setback where 2.9' exists, 16.1' is proposed and 26' is required; from Section 204.3 B for the house in the right yard side setback where 1.5' exists, 2.3' is proposed and 20' is required; from Section 204.3 B for the house in the left side yard setback where 1.0' exists, 11.3' is proposed and 20' is required; from Section 204.3 C for the house in the front yard setback where 23.1' exists, 24.0' is proposed and 30' is required; from Section 304.5 for a building coverage where 22.6% exists and 34.6% is proposed and 15% is allowed and from overall coverage where 39.8% exists, 35.1% is proposed and 30% is allowed. **Property is in the General Residence, Coastal Overlay and SFHA, Zone AO1. Case #18-2019.**
- 4. Phil Nunez for property owned by Andrea Papoutsy and located at 160 Perkins Road, Tax Map 5.2, Lot 188** requests a variance from Section 204.3 B for a pool, deck and patio 15' 6" +/- from the side property line where 20' is required. **Property is in the General Residence District. Case #19-2019.**

\*\*\*THIS AGENDA IS SUBJECT TO CHANGE UP UNTIL THE TIME OF THE MEETING\*\*\*

NOTE: NO APPLICATIONS WILL COMMENCE AFTER 10:00 PM. REMAINING APPLICATIONS SHALL BE CONTINUED

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- 5. Donald K. Laing Revocable Trust, T. Beaton & Scott Laing, Trustees of 21 Whippoorwill Drive, Newton, NH for property owned and located at 140 Harbor Rd, Tax Map 9.2, Lot 17** request variances from section 603.1 and 603.2 for expansion of a non-conforming structure on a non-conforming lot; from section 301.8 B (1) & (7) for removal of privy and shower and expansion of dwelling 14.8' from wetland buffer; and from Section 301.5 A for surface alteration for pervious patio 35' from tidal marsh and 23.5' from wetland. **Property is in the Single Residence District, Coastal Overlay and SFHA, Zone AE. Case #20a-2019.**
- 6. Donald K. Laing Revocable Trust, T. Beaton & Scott Laing, Trustees of 21 Whippoorwill Drive, Newton, NH for property owned and located at 140 Harbor Rd, Tax Map 9.2, Lot 17** request a special exception pursuant to Section 301.7 and Section 301.8 B.6 for a gravel driveway with parking in the wetland buffer. **Property is in the Single Residence District, Coastal Overlay and SFHA, Zone AE. Case #20b-2019.**
- 7. Beth Dietz-Tuttle for property owned and located at 31 Breakers Road, Tax Map 8.4, Lot 58** request variances from Section 204.3 B for a patio 15.1' from the side property line where 20' is required; and Section 304.5 for a shed which will increase the lot coverage to 30.8% where 30% is allowed. **Property is in the General Residence, Coastal Overlay District. Case #21-2019.**

***Please make sure your sign is posted 7 days prior to the hearing on the property.***

Burt Dibble, Clerk