

The Board of Adjustment of the Town of Rye, NH will hold a public hearing at: 7:00 PM on Wednesday, July 11, 2018 at the Rye Town Hall, 10 Central Road

LEGAL NOTICE

- 1. Michael J. Simchik for property owned and located at 260 Pioneer Road, Tax Map 24, Lot 110** requests a variance from Section 301.8B (1) for a generator (after-the-fact) installed 15'+/- within the 100' tidal wetlands buffer. **Property is in the single residence district. Case #19-2018.**
- 2. Edward N. Herbert Assoc. Inc, for property owned by Cara C. Zohdi 1998 Trust of 1 Frost Rd, Windham NH and located at 4 Winslow Way, Tax Map 17, Lot 75-1** requests a variance from Section 304.4 for a house height to be 35' +/- where 28' is allowed. **Property is in the single residence and coastal overlay districts. Case #20-2018.**
- 3. Thomas & Laurie Glasrud of 35U Columbia Street, Portsmouth for property owned and located at 5 Wentworth Rd, Tax Map 26, Lot 15** request variances from Section 603.2 to tear down an existing house and replace with new; from Section 203.3E for dwelling coverage of 16.4% where 15% is allowed; from Section 301.8B(1) (2)(5)& (7) for a septic system 55.4' within the 100' wetland buffer, for a house 76.1' within the 100' wetland buffer and for the removal of 6 trees within the 100' wetland buffer and Building Code relief from Section 7.9.2.5 for a septic system 55.4' within the 75' wetlands buffer; from Section 7.9.4.1 for septic system 55.4' within the 100' tidal marsh setback; from section 7.9.4.3 for septic system less than 36" from bedrock; from section 7.9.4.4 for septic system slope greater than 15.1% and from section 7.9.6 for new construction standards. **Property is in the Single Residence District. Case #21-2018.**
- 4. Tuck Realty Corp for Joseph W. Goss for property owned and located at 0 Ocean Blvd, Tax Map 8, Lots 58 & 59** requests an administrative appeal pursuant to Section 701.1, of the decision of the Rye Planning Board dated May 8, 2018 – that proposed Lot 5 on the Goss Grant Subdivision Plan does not meet the frontage “access” requirements of the RZO Sections 202.14, Section 203.3F and Appendix A. **Property is located in the Single Residence District and Coastal Overlay District. Case # 23-2018**
- 5. Tuck Realty Corp for Joseph W. Goss for property owned and located at 0 Ocean Blvd, Tax Map 8, Lots 58 & 59** requests variances from Section 202.14, 203.3F and Appendix A “frontage definition” to access for a proposed lot 5 of the subdivision over 59' of frontage along Locke Road in lieu of the frontage on Ocean Blvd. **Property is located in the Single Residence District and Coastal Overlay District. Case #24-2018.**
- 6. Stevan E. Huff for property owned and located at 1611 Ocean Blvd,** requests variances from Section 603.1 for expansion of a non-conforming structure, from Section 204.3 B for a deck and spiral stairway 9.8' from the south side boundary and 6.3' on the north side boundary where 20' is required; and from Sections 301.8B (1)(2) & (7) for construction 50'+/- within 100' tidal wetlands buffer. **Property is in the General Residence and Coastal Overlay District. Case #25-2018.**
- 7. KRD Builders, Inc.-c/l Ken Dionne of 106 Chestnut Hill Rd, Amherst for property owned by Bradford S. Sterl of 3 Hollow Rd, Bow, NH and located at 8 Old Ferry Landing Road, Tax Map 24, lot 97** request an equitable waiver per Section 701.4 of the RZO for a house height that exceeds maximum height of section 203.3 G by .67 ft. where 35' is required. **Property in the Single Residence District. Case # 26-2018.**

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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- 8. Richard Beauchesne & Patricia Ann Healy of 46 Mountain Rd, Camden, ME for property owned and located at 0 Cable Road, Tax Map 8.4, Lots 76-1 and 76-2 request variances from section 304.4 for a building height of 30' where 28' is required; from section 601 to build a house on two non-conforming lots, which, when merged will remain non-conforming; and from section 304.5 for dwelling coverage of 16.3% where 15% is required. Property is in the General Residence, Coastal Overlay District. Case # 27-2018.**
- 9. Ocean View Trust, Timothy E. Sanborn, Trustee for property owned and located at 753 Ocean Blvd, Tax Map 23.1, Lot 16 requests Variances from Section 603.1 for expansion of a nonconforming structure; from Section 204.3 B for addition 11.5' from the south side setback where 20' is required; and from 204.3C for an addition 16.2; from the front setback where 30' is required and Building Code Relief from Section 7.97 for septic system where 24" exists and 48" is required for the seasonal high water table. Property is in the General Residence, Coastal Overlay Districts. Case # 28-2018.**

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Burt Dibble,
Clerk

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