

Legal Notice

**Applications:**

1. **Alex & Joanne Zadeh for property owned and located at 245 Pioneer Road, Tax Map 24, Lot 118** request an Administrative Appeal of the July 11, 2016 Building Inspector's Notice of Violation of the Rye Zoning Ordinance Section 301.8 (B) 5 and the August 1, 2016 Building Inspector's Notice of Violation II of Section 301.8 (B) 5. **Property is in the Single Residence District. Case #56-2016.**
2. **Russell Bookholz for Barbara & William Quirk of 13 Launching Road, Andover, MA for property owned and located at 1647 Ocean Blvd., Tax Map 13, Lot 19** requests Variance from Section 603.2 to tear down existing non-conforming structure and build new and from Section 301.8 B(1) (2)& (7) for construction 50' within the tidal buffer where 100' is required. **Property is in the General and Coastal Overlay District. Case #57-2016.**
3. **Dorothy M. Lincoln for property owned and located at 250 Locke Road, Tax Map 12, Lot 8** requests **Variances to Section 603.2**, to construct a new building where a non-conforming building once existed; and **Section 301.8 B (1) (2) & (7)** to construct a dwelling 6' from the wetland and a septic system 40' from the wetland where 75' is required. **Property is in the Single Residence District. Case #58-2016.**
4. **Karin A. Finnigan & Anthony J. Jalbert for property owned and located at 161 Harbor Road, Tax Map 9.2, Lot 23** request Variances to Section 603.2 to remove an existing non-conforming building and construct new; from Section 203.3 B for left yard boundary setback of the drip edge where 1.3' exists, 1.7' is proposed and 20' is required and for a wall where 1.3' exists, 2.0' is proposed and 20' is required; from Section 203.3C for front yard boundary setback of the drip edge where -1.7' exists, 0.4' is proposed and 40' is required and for a wall where -1.7' exists, 1.4' is proposed and 40' is required; and from Section 500.3 for parking within front boundary setback where +/- 4' exists, +/- 4' is proposed and 40' is required and from within the side boundary setback where +/- 1' exists, +/- 3' is proposed and 10' is required. **Property is in the Single and Coastal Overlay Districts and SFHA, Zone X/AE (9). Case #59-2016.**
5. **Pepperdog Realty Trust, Charles Moore & Michelle Tyminski Trustees for property owned and located at 12 Robin Road, Tax Map 20.2, Lot 111** request Variances from Section 204.3B for a shed 10' in the side yard setback where 20' is required and from Section 204.3A for the shed 6' in the rear yard setback where 30' is required. **Property is in the General Residence and Coastal Overlay District. Case # 60-2016.**
6. **Peter Hosmer for property owned by Peters Maxinus LLC and located at 1112 Ocean Blvd, Tax Map 19.4, Lot 80** requests a Variance from Section 204.3A for a concrete patio 0' in the rear setback where 30' is required. **Property is in the General Residence, Coastal Overlay and SFHA x dotted and VE zone. Case #61-2016.**
7. **Jill Case for property owned and located at 24 Big Rock Road, Tax Map 5.3, Lot 95** requests Variances from Section 603.1 for expansion of a non-conforming structure; from Section 304.5 for building coverage where 15% exists, 18.1% is proposed and 15% is allowed; from Section 204.3 A for construction in the rear setback on Gray Court where 17.5' exists, 8.9' is proposed and 22.0' is allowed and on Big Rock Road where 23.6' exists, 20' is proposed and 20.7' is allowed and from Section 204.3 for front setback where 24.7' exists, 18.2' is proposed and 24.1' is allowed. **Property is in the General Residence and Coastal Overlay District. Case # 62-2016.**

8. **Caspian Properties, LLC for property owned and located at 963 Ocean Blvd, Tax Map 20.2, Lot 138** request Variances from Section 603.1 for expansion of non-conforming structure; from Section 204.3 A for rear setback where 6.6' exists, 4.3' is proposed and 30' is required; from Section 204.3 B for side setback where 12.2' is proposed and 20' is required; from Section 204.3 C front setback where 11.9' exists for the steps and 18.0' exists for the house and 18.5' is proposed for an addition and 25.2' is required; from Section 304.4 for building height where 33.5' exists, 33.5' is proposed for the addition and 28' is required. **Property is in the General Residence and Coastal Overlay District. Case #63-2016.**
9. **Roberta L. Lannie, David W. Blodgett, Jr. and Erin E. Blodgett owners for property located at 13 Ocean View Ave, Tax Map 19.4, Lot 38** request Variances from Section 603.2 to demolish an existing non-conforming building and replace it with a new building; from Section 202.5 for a septic system in the rear boundary where 5.6' +/- exists, 5.6' is proposed and 20' is required; from Section 204.3A for rear setback where 19.5' exists, 19.3' is proposed and 30' is required; from Section 204.3B left side yard setback where 20' exists, 19.5' is proposed and 20' is required; and on the right side where 11.8' exists, 11.5's is proposed and 20' is required. Relief from the Building Code Section 7.9.2.5 for septic system rear setback where 5.6' +/- exists, 5.6' is proposed and 20' is required; from Section 7.9.3.1 for a distance of septic to bed bottom from bedrock where 4.3' +/- exists, 4.3' is proposed and 6' is required and from Section 7.9.3.2 for septic design criteria where 2' +/- exists, 2' is proposed and 4' above seasonal high water table is required. **Property is in the General Residence and Coastal Overlay District. Case #64-2016.**

**Other:**

Respectfully Submitted,  
Burt Dibble, Clerk

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Posted: 9/20/2016 at the Town Hall, Rye Public Library and Town Website: [www.town.rye.nh.us](http://www.town.rye.nh.us)