

The Board of Adjustment of the Town of Rye, NH

Public Hearing at: 7:00 PM on Wednesday, March 2, 2022

Rye Public Library - Masks required

BUINSESS

Minutes of February 2, 2022

Resignation of Kevin Mealey

APPLICATIONS

1. **David & Paula Caswell of 32 Ridgewood Drive, Eliot, ME for property owned and located at 280 Wallis Road, Tax Map 19, Lot 11** request variances from §190-2.3.C(3) for a renovation and expansion of a dormer 13'+/- from the front boundary where 30' is required and from §190-6.3.A for expansion of a non-conforming structure. **Property is in the Single Residence District. Case #09-2022.**
2. **Peter Fregeau for property owned and located at 1196 Ocean Blvd, Tax Map 17.3, Lot 35** requests variances from §190-2.4.C(2) for a shed 2' from the side boundary where 20' is required and from §190-2.4.C(5) for lot coverage of 47% where 30% is allowed. **Property is in the General Residence, Business District and SFHA, Zone VE(14). Case #08-2022. Request continuance to the April 6, 2022 meeting.**
3. **Ryan & Linsay Kaplan for property owned and located at 371 Washington Road, Tax Map 16, Lot 119** request a variance from §190-3.1.H2(a) & (g) for an 8' extension to barn within the 75' wetland buffer and installation of a 33-panel, 13.2kW solar array. **Property is in the Single Residence District. Case #10-2022.**
4. **Tate & Foss Sotheby's International Realty for property owned by Airfield Village at Rye, LLC d/b/a Village at Rye Place located at 0 Airfield Drive, Tax Map 10, Lot 15-04** requests a special exception from §190-5.1 and §190-7.1 for a non-illuminated advertisement sign not to exceed 64 square feet in area where 25 square feet is allowed. **Property is in the Commercial District, Multi-Family Dwelling Overlay District. Case #13-2022.**
5. **Timothy Day of 8 Fraser Drive, Andover MA for property owned and located at 25 Breakers Road, Tax Map 8.4, Lot 60** requests variances from §190-6.3.A for expansion of a nonconforming structure; from §190-2.4.C(2) for front entry deck 9.7' from the side boundary where 20' is required; from §190-2.4.C(3) for a front entry deck 12.7'/13.4' from the front boundary where 30' is required; from §190-2.4.C(5)/ §190-3.4.E for lot coverage approximately 31% +/- where 30% is allowed. **Property is in the General Residence, Coastal Overlay District. Case #11-2022.**
6. **Dorothea E. Guyton Trust, Dorothea & Joseph Guyton Trustees for property owned and located at 1459 Ocean Blvd, Tax Map 17, Lot 80** request an equitable waiver of dimensional requirements pursuant to 190-7.1.A(4) from §190-2.4.C(2) for a patio/walkway 15' from the left side boundary where 20' is required. **Property is in the General Residence District and Coastal Overlay District. Case #14a-2022.**
7. **Dorothea E. Guyton Trust, Dorothea & Joseph Guyton Trustees for property owned and located at 1459 Ocean Blvd, Tax Map 17, Lot 80** request a variance from §190-2.4.C(2) for a patio/walkway 15' from the left side boundary where 20' is required. **Property is in the General Residence District and Coastal Overlay District. Case #14b-2022.**
8. **Allen Cummings, Jr. of 114 Patterson Lane, Newington NH for property owned and located at 46 Appledore Ave, Tax Map 19.4, Lot 47** requests variances from §190-6.3.A for expansion of a nonconforming home; from §190-2.4.C(1) for dormers 15.5' from the rear boundary where 17.5' is required; and from §190-2.4.C(2) for dormers 15' from the side boundary where 20' is required. **Property is in the General Residence and Coastal Overlay District. Case #15-2022.**

Respectfully Submitted, Chris Piela, Clerk