

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

7:00 P.M

CITY COUNCIL CHAMBERS

FEBRUARY 15, 2005

AGENDA

I. OLD BUSINESS

A) Approval of Minutes for the following Board of Adjustment Meetings: November 18, 2003; January 20, 2004; February 17, 2004; February 24, 2004 (reconvened from February 17, 2004; April 21, 2004 Special Meeting; May 4, 2004; May 25, 2004; June 15, 2004; June 22, 2004 (reconvened from June 15, 2004); July 20, 2004; August 17, 2004; August 24, 2004; September 28, 2004.

B) Request for One-Year Extension of Variance Approval, by counsel for the applicant, for property located at **1950 Lafayette Road**. Said property is shown on Assessor Plan 267 as Lot 7 and lies within the Office Research district.

C) Motion for Rehearing, by counsel for the applicant, of the petition of **Richard Fecteau, owner**, for property located at **120 Spaulding Turnpike** wherein a Variance from Article II, Section 10-206 is requested to allow the creation of a 23,608 sf outdoor vehicle display parking area on the residentially zoned portion of the property where such use is not allowed. Said property is shown on Assessor Plan 236 as Lot 33 and lies within the General Business and Single Residence B districts. Case 1-2

II. PUBLIC HEARINGS.

1) Petition of **Stacie Yonkin, owner**, for property located at **128 Sherburne Avenue** wherein a Variance from Article III, Section 10-302(A) is requested to allow an 18' x 28' two story addition with basement and finished attic with a 6'± right side yard where 10' is the minimum required. Said property is shown on Assessor Plan 112 as Lot 36 and lies within the General Residence A district. Case # 2-1

2) Petition of **Sheila Johnson Revocable Living Trust, owner, Bacman Enterprises Inc, applicant**, for property located at **996 Maplewood Avenue** wherein Variances from Article II, Section 10-206 and Article XII are requested to allow a 4,944 sf chiropractic office on the 1st floor and one apartment on the 2nd floor with associated parking where the use of the property is currently a retail florist business with associated parking and accessory out buildings. Said property is shown on Assessor Plan 219 as Lot 4 and lies within the Single Residence B district. Case # 2-2

3) Petition of **Sean and Suzanne Correll, owners**, for property located at **492 Colonial Drive** wherein Variances from Article III, Section 10-302(A) and Article IV, Section 10-401(A)(2)(c) are requested to allow the reconstruction of the existing 9.5' x 24.5' one story garage with proposed basement for use as part of the main living space with a 4'3"± right side yard where 10' is the minimum required and maintaining the previously approved 23% building coverage. Said property is shown on Assessor Plan 260 as Lot 60 and lies within the Single Residence B district. Case # 2-3

III. ADJOURNMENT.