REGULAR MEETING BOARD OF ADJUSTMENT PORTSMOUTH, NEW HAMPSHIRE

CONFERENCE ROOM A

7:00 P.M. MAY 15, 2007

AGENDA

- I. OLD BUSINESS
- A) Approval of Minutes April 17, 2007
- II. PUBLIC HEARINGS
- Petition of **Two Girls Realty, LLC, owner, beleza Mazzari and Sanger**Communications, applicants, for property located at **261 South Street** wherein the following are requested: 1) a Variance from Article II, Section 10-206 to allow: a) beleza Mazzari, a skin care business with one treatment room and two rental treatment rooms, and common waiting room in the rear portion of the building operating six days a week from 9AM to 8PM, and b) Sanger

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 Communication of the building operating six days a week from 9AM to 8PM with shared storage and bathroom with beleza Mazzari in a district where such uses are not allowed, and 2) a Variance from Article XII, Section 10-1204 to allow no conforming parking to be provided onsite where 6 onsite conforming parking spaces are required. Said property is shown on Assessor Plan 111 as Lot 34 and lies within the General Residence A and Historic A districts. Case # 5-1
- Petition of **David F. Mahoney Marital Qtip Trust, Jaqueline Mahoney Trustee, owner**, for property located at **227 Market Street** wherein a Variance from Article III, Section 10-305(A) is requested to allow the existing 24' x 58' building to be moved with the proposed location to have a) a 20'± front yard where 70' is the minimum required, and b) a 5'± right side yard where 50' is the minimum required. Said property is shown on Assessor Plan 119 as Lot 6 and lies within the Waterfront Industrial district. Case # 5-2
- 3) Petition of **Robert F. and Diane R. Vieira, owners**, for property located at **32 Manni**ng **Street** wherein a Variance from Article IV, Section 10-402(B) is requested to allow an air conditioner condenser 3' wide by 3' deep by 3' high with 6"± right side yard where 10' is the minimum required. Said property is shown on Assessor Plan 103 as Lot 68 and lies within the General Residence B and Historic A districts. Case # 5-3
- Petition of **Kevin G. Bowersox and Meghan M. Masi, owners**, for property located at **144 Raleigh Way** wherein Variances from Article III, Section 10-302(A) and Article IV, Section 10-402(c) are requested to allow a 12' x 16' open deck with a 5'± rear yard where 25' is the minimum required. Said property is shown on Assessor Plan 212 as Lot 47-1 and lies within the General Residence B district. Case # 5-4

- 5) Petition of **Robert Hugo, owner, Tom Holbrook, d/b/a RiverRun Bookstore, applicant,** for property located at **20 Congress Street** wherein a Variance from Article IX, Section 10-908 is requested to allow a 40" x 20" (5.6 sf) projecting sign for: a) a total of 18.1 sf of projecting signage where 15 sf of projecting signage is the maximum allowed, and b) a total of 78.1 sf of aggregate signage where 75 sf is the maximum allowed. Said property is shown on Assessor Plan 117 as Lot 37-104 and lies within the Central Business B, Historic A and Downtown Overlay districts. Case # 5-5
- 6) Petition of Nancy Grigor, owner, **Good Vibes Inc., applicant,** for property located at **16 Congress Street** wherein a Variance from Article IX, Section 10-908 is requested to allow: a) a 4.4 sf projecting sign for a total of 20 sf of projecting signage where 15 sf of projecting signage is the maximum allowed, b) a 16' x 15" (20 sf) attached sign for a total of 70 sf of attached signage where 60 sf is the maximum allowed; and, c) 90 sf of aggregate signage where 75 sf is the maximum allowed. Said property is shown on Assessor Plan 117 as Lot 37-203 and lies within the Central Business B, Historic A and Downtown Overlay districts. Case # 5-6
- Petition of **Blake Gumprecht and Josephine Lenardi, owners**, for property located at **390 Bartlett Street** wherein a Variance from Article II, Section 10-206 is requested to allow a telephone/internet marketing business in a single family dwelling with two outside employees, and 2) a Variance from Article XII, Sections 10-1201(A)(3) and 10-1204 to allow the existing driveway for both the dwelling and business. Said property is shown on Assessor Plan 161 as Lot 28 and lies within the General Residence A district. Case # 5-7
- 8) Petition of **Kyle Engle, owner**, for property located at **24 Hunking Street** wherein a Variance from Article IV, Section 10-402(A) is requested to allow: a) a 5' x 7' storage shed with a 2'± rear yard where 5' is the minimum required, and b) 36.2% building coverage where 30% is the maximum allowed. Said property is shown on Assessor Plan 102 as Lot 10 and lies within the General Residence B and Historic A districts. Case # 5-8
- Petition of **Crescent Way LLC, owner**, for property located at **129 Crescent Way** wherein Variances from Article III, Section 10-302(A) and Article IV, Section 10-401(A)(2)(c) are requested to allow a 2'± extension of an existing rear dormer with a 19'+ rear yard where 25' is the minimum required. Said property is shown on Assessor Plan 212 as Lot 152 and lies within the General Residence B districts. Case # 5-9

III. ADJOURNMENT.

NOTICE TO MEMBERS OF THE PUBLIC WHO ARE HEARING IMPAIRED

If you wish to attend a meeting and need assistance, please contact the Human Resources Department at 610-7274 one week prior to the meeting.