

**LEGAL NOTICE
PLANNING BOARD
PORTSMOUTH, NEW HAMPSHIRE**

NOTICE IS HEREBY GIVEN that the Planning Board will hold a public hearing on the following applications on **Thursday, March 15, 2018** starting at 7:00 p.m. in the Eileen Dondero Foley Council Chambers, City Hall, Municipal Complex, 1 Junkins Avenue, Portsmouth, New Hampshire.

- A. Request of **Clipper Traders, LLC** for Zoning Change from Office Research (OR) and Transportation Corridor (TC) to Character District 4 West End (CD4-W), for property located at **105 Bartlett Street**, Tax Map 157, Lots 1 & 2; Tax Map 164, Lots 1, 2, 3 & 4 (also shown on Tax Maps 139 and 144).
- B. The application of **Peter L. Evans, Owner**, for property located at **323 Jones Avenue**, requesting Conditional Use Permit approval to construct a one-bedroom, one-story attached accessory dwelling unit (32' x 32') over an existing garage, with a footprint of 1,024 ± s.f. and gross floor area of 964 ±, with associated paving, lighting, and utilities. Said property is shown on Assessor Map 222 as Lot 72 and lies within the Single Residence B (SRB) District.
- C. The application of **77 Daniel Street, LLC, Owner**, for property located at **77 Daniel Street**, requesting Conditional Use Permit approval pursuant to Section 10.1112.52 of the Zoning Ordinance to allow a third floor addition to the rear of the building where no off-street parking currently exists and no additional off-street parking is proposed. Said property is shown on Assessor Map 107 as Lot 10 and lies within the Character District 4 (CD4) and the Historic District.
- D. The application of **Robert J. Fabbricatore Irrevocable Trust, Owner**, for property located at **177 State Street**, requesting Conditional Use Permit approval pursuant to Section 10.1112.52 of the Zoning Ordinance to allow the construction of a 2-story addition to a mixed use building with the provision of 0 parking spaces where 9 are required by zoning and 1 was allowed by a previously granted variance, with a footprint of 748 ± s.f., and gross floor area of 1,216 ± s.f. Said property is shown on Assessor Map 107 as Lot 44 and lies within the Character District 4 (CD4) and the Historic District.
- E. The application of **Martin F. Kurowski and Christina Galli, Owners**, for property located at **212 Walker Bungalow Road**, requesting Amended Conditional Use Permit approval under Section 10.1017 of the Zoning Ordinance for work within the inland and tidal wetland buffer for the demolition and replacement of a portion of an existing building where the original application (approved by the Planning Board on January 18, 2018) had stated that the original house would remain, with 10,767 ± s.f. (3,172 s.f. of existing impact and 7,594 s.f. of new impact) of impacts to the inland and tidal wetland buffers. Prior approval from the Planning Board on January 18, 2018 includes an addition onto the existing residential structure, a new septic tank, replacement of the existing detached garage with a new attached garage, reconfiguration of the existing driveway, a rain garden and vegetated treatment swale for stormwater management. Said property is shown on Assessor Map 223 as Lot 21 and lies within the Single Residence B (SRB) District.

F. The application of the **Woodlands Homeowner's Association, Owner, and the City of Portsmouth, Applicant**, for property located on **Hoover Drive**, requesting Conditional Use Permit approval under Section 10.1017 of the Zoning Ordinance for work within the inland wetland buffer for drainage improvements along Hoover Drive, Taft Road, Grant Avenue and FW Hartford Drive, including the replacement of a headwall to accommodate a second 24" culvert, with 300 ± s.f. of impact to the wetland and 600 ± s.f. of impact to the wetland buffer. Said property is shown on Assessor Map 269 as Lot 7 and lies within the Single Residence B (SRB) District.

G. The application of **175 Gosport Road, LLC, Owner, and Michael Clark, Applicant**, for property located at **175 Gosport Road**, requesting Conditional Use Permit approval under Section 10.1017 of the Zoning Ordinance for work within the tidal and inland wetland buffer to demolish an existing pool house and pool area and construct a new pool house, pool, garage, dock and driveway expansion, with 11,075 ± s.f. of impact to the wetland buffer. Said property is shown on Assessor Map 224 as Lot 1 and lies within the Single Residence A (SRA) District.

Juliet T.H. Walker,
Planning Director

Note: The Agenda for the Planning Board meeting will differ from the Legal Notice. For information on the Agenda call the Planning Department at 610-7217 during the week of March 12, 2018, or check the City's website at www.cityofportsmouth.com.

Notice to the members of the public who are hearing impaired – if you wish to attend a meeting and need assistance, please contact the Human Resources office at 610-7274 one week prior to the meeting.