

CITY OF PORTSMOUTH
Zoning Board of Adjustment Application RECEIVED

<i>Department Use Only</i>		Date	<u>APR 25 2017</u>
Assessor Plan # _____	Lot # _____	Fee	_____
Zone _____	Lot area _____	By	<u>BY: _____</u>

Fill in below by printing in ink or typing / Complete all Blanks or indicate "N/A" if not applicable

Applicant PAMELA HUNTER Owner of Record PAMELA HUNTER
 Applicant Street Address 495 OCEAN RD Owner Street Address 495 OCEAN RD
 Applicant City / State / Zip PORTS. NH 03801 Owner City / State / Zip PORTS. NH 03801
 Applicant phone (603) 436-0675 Owner phone (603) 436-0675
 Applicant e-mail PHUNTER10@COMCAST-NET
 Location (street address) of proposed work: 495 OCEAN ROAD
 Existing use: SINGLE FAMILY RESIDENCE

Undersigned hereby requests:

- | | |
|---|--|
| <input type="checkbox"/> Appeal from an Administrative Decision
See Article 2, Section 10.234.30

<input type="checkbox"/> Special Exception
See Article 2, Section 10.232.20

<input checked="" type="checkbox"/> Variance
See Article 2, Section 10.233.20

<input type="checkbox"/> Other _____
See Article 2, Section 10.233.20 | <p><u>Article and Section</u></p> <hr/> <hr/> <p><u>10.521 (DIMENSIONAL REQUIRE)</u></p> <p><u>10-321 (EXPAND AN EXISTING NONCONFORMITY)</u></p> |
|---|--|

To permit the following:

REPLACEMENT OF CRUMBLING STEPS- TO ALLOW SAFER ACCESSIBILITY AND AN ATTRACTIVE ENTRYWAY- AND TO UPDATE THE LOOKS OF THIS 50 PLUS YEAR HOME-

The undersigned alleges that the required conditions exist for granting of this request according to the terms of the Zoning Ordinance as demonstrated in the attached submittals.

Only complete applications will be accepted by the deadline date. A complete application shall consist of: a completely filled out application with original signatures, the application fee, and 12 packets of required plans and any supporting documents or photos. Incomplete applications will not be accepted. Applications received after the deadline will be scheduled for the following month. The owner or his/her representative is required to attend the Public Hearing for the above appeal.

Pamela A Hunter
 Signature of Owner _____ Date 4/21/2017
 Please PRINT name here PAMELA HUNTER

Written Statement for Board

I am asking relief from the zoning restrictions involved to allow replacement of crumbling and unsafe cement front steps. I would like to be allowed to add a small and attractive open front porch. This modern update will be an asset to my property and the surrounding neighborhood. A variance was granted to a neighbor who had similar zoning restraints - See Page 5 of Packet.

Because of unsafe conditions of the front steps it was necessary to have them removed as they were a hazard. I also had overgrown vegetation removed. I wish to have a welcoming entry to encourage visitors to access front door. The side entrance hallway is treacherous due to cellar stairs.

I have hopes to add a front porch and new plantings to update the look of my home in keeping with the quality of the surrounding neighborhood.

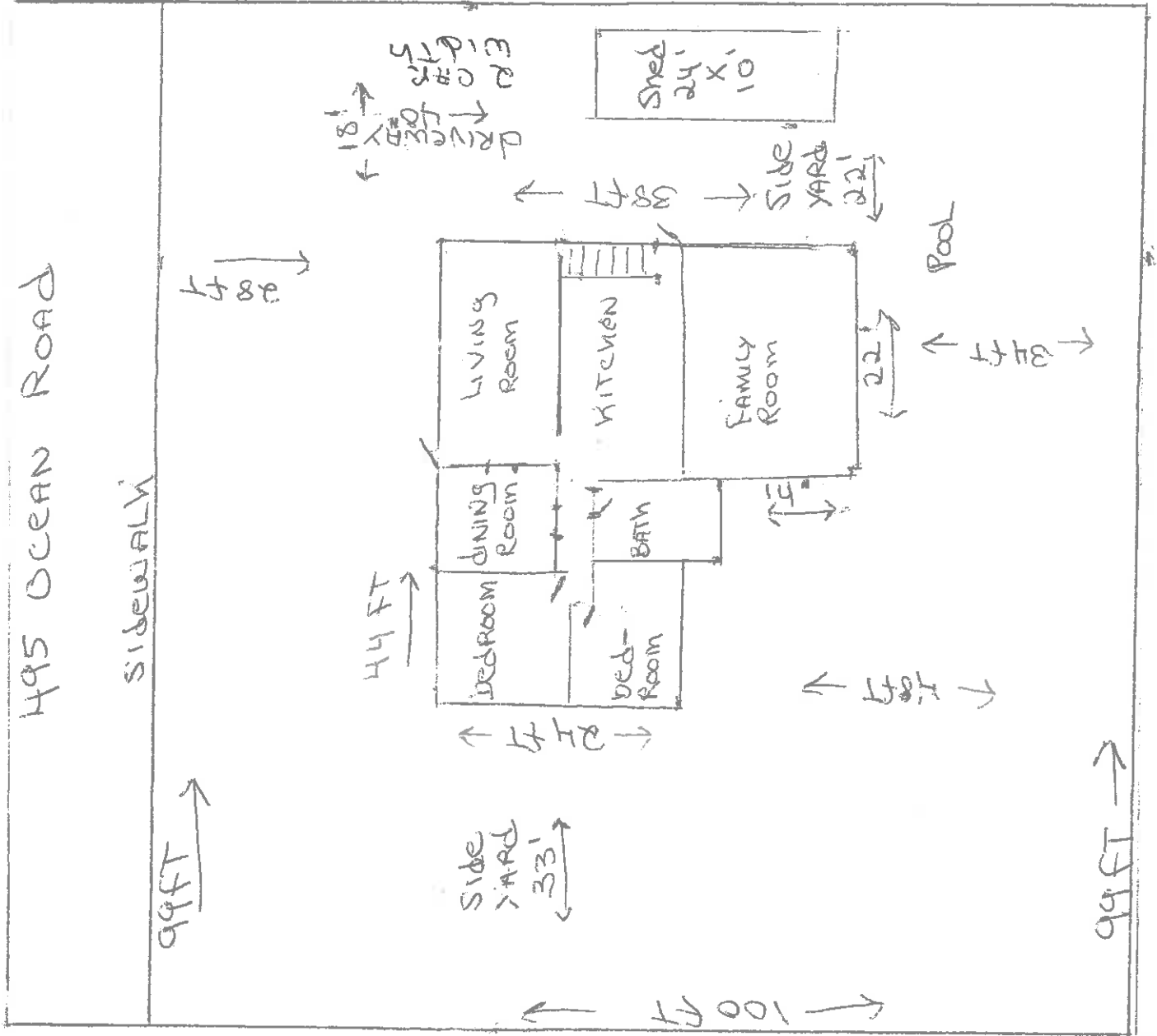
Pam Hunter

795 Ocean Rd.

HUNTER
RECORD # 360

EXISTING
CONDITIONS

SCALE
1/16" = 1 FT



H95 OCEAN ROAD

SIDEWALK

48 FT

DRIVE
18' x 18'

Shed
24' x 10'

Neighbor

38 FT

SIDE
YARD
22'

Pool

22 FT

44 FT

LIVING ROOM
KITCHEN
FAMILY ROOM
DINING ROOM
BATH
BED ROOM
BED ROOM

22 FT

Neighbor

99 FT

100 FT

MARTHA TERRACE

LOT:
100 X 99

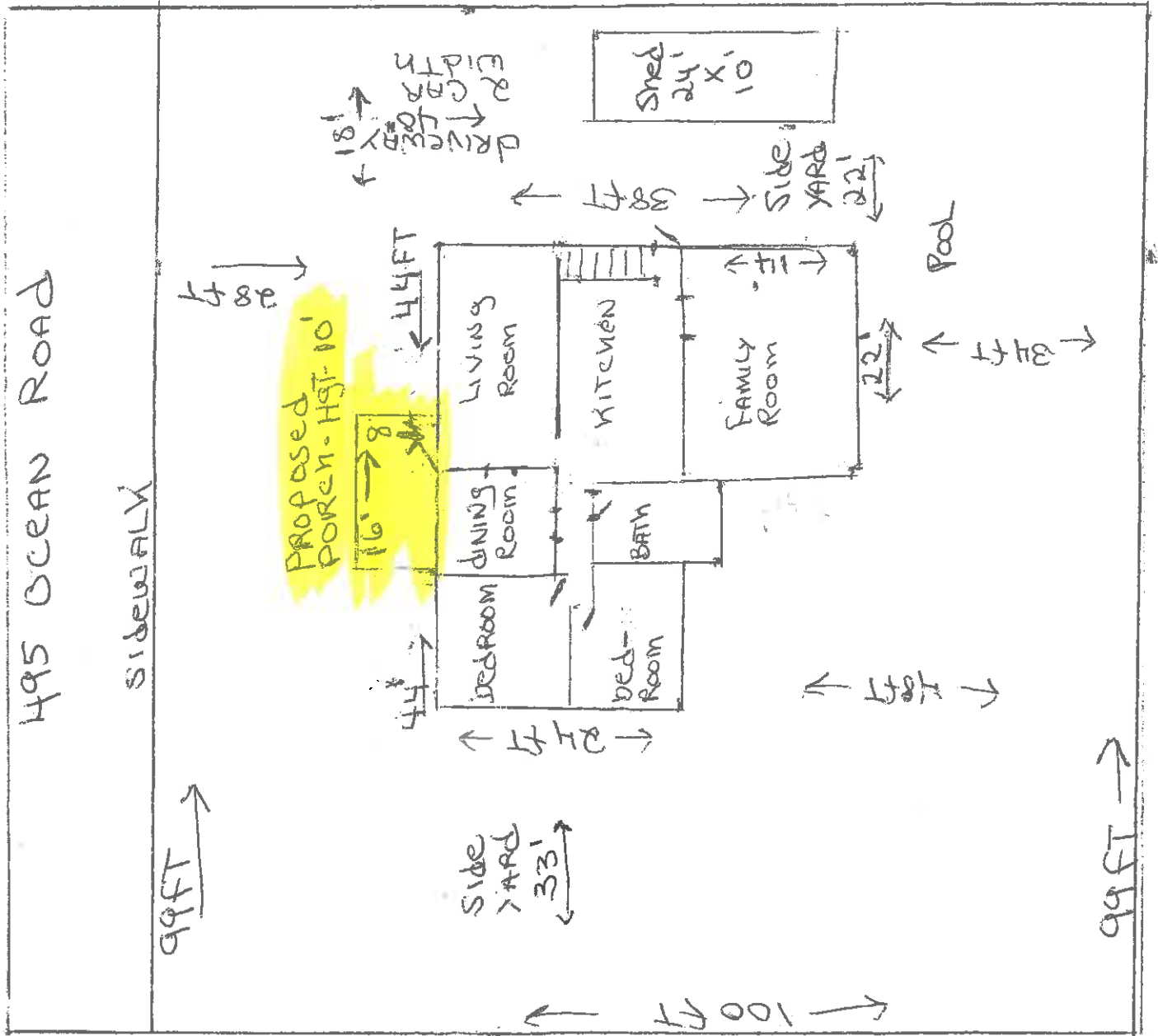
House
44' x 24'
Rec Room
(EXISTING)
(ADDITION)
22' x 14'

HUNTER
RECORD # 360

PROPOSED
Adding 16' x 8'
PORCH WITH ROOF
PORCH ROOF HGT.
8' FROM DECK
10' FROM GROUND

SCALE
1/16" = 1 FT

PAGE 2



495 OCEAN ROAD

SIDEWALK

Neighbor

Neighbor

LOT:
100 X 99

HOUSE
44 X 24
REC ROOM
-EXISTING
ADDITION
22 X 14

MARTHA TERRACE

99 FT

SIDE YARD
33'

100 FT

48 FT

33 FT

Pool

22'

33 FT

SIDE YARD
22'

Shed
24' X 10'

DRIVE
18'

44 FT

48 FT

44'

24 FT

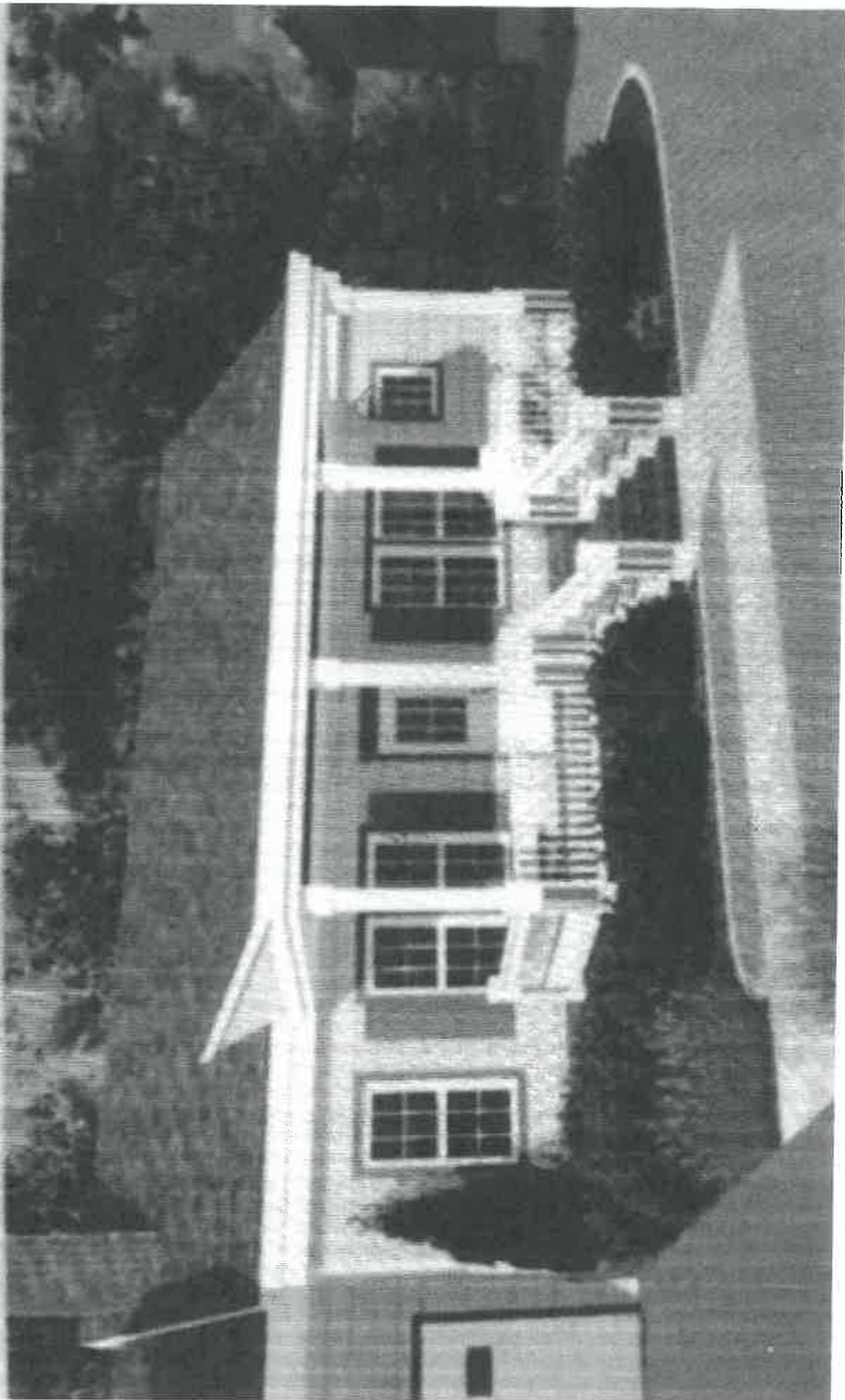
99 FT

495 OCEAN ROAD



ACTUAL PROPOSAL WILL HAVE STEPS ON FAR LEFT

Porch R13 - Centered Front Porch with Pitched Roof



FACSIMILE OF PROPOSED PORCH - 16' LONG, 8' DEEP, 10' TOTAL HGT.

Neighboring home
(147 MARTHA TERRACE)
WITH SIMILAR 16' X 8'
CENTERED PORCH

HUNTER
RECORD #360

