

BOARD OF ADJUSTMENT -Rye, New Hampshire-

NOTICE OF DECISION

- Applicant/Owner:** Gary & Judith Terhune
- Property:** 7 East Atlantic Ave, Tax Map 12, Lot 40
Property is in the General and Coastal Overlay Districts and SFHA, Zone AO-1
- Application case:** Case #21a-2020 and 21b-2020
- Date of decision:** July 1, 2020
- Decision:** The Board voted 5-0 to grant variances from the following sections of the Rye Zoning Ordinance:
- §190-6.3B to demolish an existing non-conforming home and replace it with new;
 - §190-2.2F/§-190-2.4C (3) for a house with a front yard setback of 16.5' (deck) and 20.7' (house); and
 - §190-3.4 D for house height of 31.93'.

The Applicants withdrew their request for an Administrative Appeal regarding front setback calculations.



Patricia Weathersby, Chair

Note: This decision is subject to motions for rehearing which may be filed within 30 days of the above date of decision by any person directly affected by it including any party to the action, abutters and the Rye Board of Selectmen; see *Article VII, Section 703 of the Town of Rye Zoning Ordinance*. Any work commenced prior to the expiration of the 30 day rehearing / appeal period is done so at the risk of the applicant. If a rehearing is requested, a cease and desist order may be issued until the Board of Adjustment has had an opportunity to act on the rehearing request.