

BOARD OF ADJUSTMENT

-Rye, New Hampshire-

NOTICE OF DECISION

Applicant/Owner:

Aaron Proulx & Jun Lee

Property:

797 Ocean Blvd, Tax Map 23.1, Lot 8
Property is in the General and Coastal Overlay Area District.

Application case:

Case #15-2021

Date of decision:

May 5, 2021

Decision:

The Board voted 5-0 to grant variances from the following sections of the Rye Zoning Ordinance:

- §190-6.3 A for expansion of non-conforming structure.
- §190-3.1. H (2)(a),(c),(f) and (g) for an A/C condenser 24' 7.5" from wetlands.
- §190-3.1. H (2)(a),(c),(f) and (g) for a generator 23'8" from wetlands.
- §190-3.1. H (2)(a),(c),(f) and (g) for a deck 20' +/- from wetlands.
- §190-3.1. H (2)(a),(c),(f) and (g) for steps 18.5' +/- from wetlands.
- §190-2.4C(3) for deck stairs 25' from the front boundary.
- §190-2.4C(2) for a deck 12.1' from the side boundary.

Each of the above variances were granted conditioned upon continued compliance with all the following conditions:

1. When the existing fence is removed, it is replaced by a fence on the retaining wall nearest the house or on the house side of the retaining wall.
2. All debris is removed from the wetland.
3. Native, salt water resistant plants are installed to a depth of 5 feet along the entire backyard except for the shed and step area.
4. The owners submit a planting plan for Conservation Commission approval prior to the planting.



Patricia Weathersby, Chairman

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.