



TOWN OF EXETER, NEW HAMPSHIRE

10 FRONT STREET • EXETER, NH • 03833-3792 • (603) 778-0591 • FAX 772-4709

www.exeternh.gov

LEGAL NOTICE EXETER ZONING BOARD OF ADJUSTMENT AGENDA

The Exeter Zoning Board of Adjustment will meet on Tuesday, November 19, 2024 at 7:00 P.M. in the Nowak Room located in the Exeter Town Offices, 10 Front Street, Exeter, to consider the following:

NEW BUSINESS: PUBLIC HEARINGS

The application of 163 Water C-2, LLC for a variance from Article 5, Section 5.6.3 and 5.6.6 Off-Street Parking Schedule to permit no off-street parking to be provided where 14 spaces are required for a proposed change in use from a retail use to a restaurant use. The subject property is located at 163 Water Street, Unit C-2, in the WC-Waterfront Commercial zoning district. Tax Map Parcel #72-17-2. ZBA Case #24-8.

The application of Stonearch Development Corp. for a variance from Article 4, Section 4.3 to permit a minor subdivision of the property located at 12 Little River Road with less than the required lot frontage (width) and with frontage on a private right-of-way. The subject property is located in the R-2, Single Family Residential zoning district. Tax Map Parcel #62-90-1. ZBA Case #24-9.

The application of Stonearch Development Corp. for variances from Article 4, Section 4.4 seeking relief from the required minimum front, side and rear setbacks, the minimum density (lot area/unit) requirement and maximum building coverage requirement for the proposed residential development of the property located at 57 Portsmouth Avenue. The subject property is located in the C-2, Highway Commercial zoning district. Tax Map Parcel #65-137. ZBA Case #24-10.

OTHER BUSINESS:

- Approval of Minutes: August 20 and October 15, 2024

EXETER ZONING BOARD OF ADJUSTMENT

Esther Olson-Murphy, Chairwoman