



TOWN OF PEMBROKE

Town Hall ~ 311 Pembroke Street, Pembroke, New Hampshire 03275

Tel: 603-485-4747

NOTICE OF PUBLIC HEARING TOWN OF PEMBROKE ZONING BOARD OF ADJUSTMENTS

Notice is hereby given that the Pembroke Zoning Board of Adjustment will hold a Public Hearing on **Monday August 27, 2018 at 7:00 p.m.** at the Pembroke Town Hall, 311 Pembroke Street, Pembroke, New Hampshire concerning the following:

Case 18-04-Z Continued from July 30, 2018 A request has been made for a **Special Exception under Article IV Use Regulations, § 143-19 Table of Use Regulations #3**. The applicant, Gallo Reality Group, 34 Rundlett Hill Road Suite 4, Bedford NH 03110-5824 is requesting a **Special Exception** to construct 2,6 unit townhouses. A **Special Exception** is required under **§ 143-19 Table of Use Regulations #3** in the R-1 and B-1 Zoning Districts. The property is owned by, Potential Properties Corp. 34 Rundlett Hill Road Suite 4, Bedford NH 03110-5824. The property is located at 109 Wilkins Avenue, Map 266 lot 117 in the R-1 Medium Density-Residential, B-1 Business / Residential and the AC Aquifer conservation zoning Districts.

Case 18-07-Z Continued from July 30, 2018 A request has been made for a **Variance under Article IV Use Regulations section §143-19 table of uses Community Facilities #2**. The applicant Pace Career Academy, 65 Pinewood Rd. Allenstown NH, 03275 proposes to move a Charter School into **716-718 Riverwood Dr. map 632 lot 18-4 in the C1 (Commercial/light Industrial) and the AC Aquifer conservation Zoning District**. The owner of the property is Riverwood Drive LLC, 28 Plumb Island Dr. Newbury Ma. 01951.

Case 18-12-Z A request has been made for a **Variance under Article V use regulations section § 143-21 Table of Dimensional and Density Regulations B minimum contiguous lot frontage (feet)**. The applicant Wilfrid Poirier 4100 North Ocean Dr. #2501 Singer Island Florida proposes to subdivide lot **563-90 Center Rd in the R1 zone** into four lots with less than the required amount of frontage on a class V road. Lots 90-1 and 90-2 require 120' and lot 90-3 requires 135'. The owner of the property is Wilfrid Poirier 4100 North Ocean Dr #2501 Singer Island Florida

Case 18-13-Z A request has been made for a **Special Exception for the Aquifer Conservation District (AC) Article IX Use Regulation section §143-68**. The applicant Pace Career Academy, 65 Pinewood Rd. Allenstown NH, 03275 proposes to move a Charter School into **716-718 Riverwood Dr. map 632 lot 18-4 in the C1 (Commercial/light Industrial) and the AC Aquifer conservation Zoning District**. The owner of the property is Riverwood Drive LLC, 28 Plumb Island Dr. Newbury Ma. 01951.

