

**Legal Notice**  
**TOWN OF KINGSTON, NEW HAMPSHIRE**  
**ZONING BOARD OF ADJUSTMENT**  
**PUBLIC HEARING**

**May 9, 2024**

Notice is hereby given that a public hearing/meeting will be held on **Thursday, May 9, 2024** beginning at **7:00 p.m.**, at the Kingston Town Hall. The following applications will be heard:

**Board Business:**

1) Meeting minutes of March 14, 2024.

2) **Public Hearing:**

**Applicant: Daniel Perry Builders LLC**

Property owner: Dennis Berbaum

**28 Morning Dove**

**Tax Map R8 Lot 32-18      Zone SFR AQ**

**PURPOSE:**

1. The applicant is requesting an **Equitable Waiver of Dimensional Requirements** provided in RSA 674:33-a. to permit an existing lot of record with 163.61' of frontage to be allowed to construct a single-family dwelling. Under Town ordinance, Article 301: BUILDINGS AND BUILDING LOTS, 301.1.A. Lot Regulations, "Every lot shall have a minimum contiguous frontage of two hundred (200) feet on a public right-of-way."

2. The applicant is also requesting a **Variance** to Article 103: SINGLE FAMILY RESIDENTIAL DISTRICT, 103.4 Building Height, to construct a residential dwelling with a height of 41'4" when "no structure in this District shall be greater than thirty (30) feet in height."

**3) Board business cont.**

a) Proposed changes to the ZBA Rules and Procedures

This public body may go into one or more non-public sessions.

*Board Business not in progress by 10:00 PM will be continued to the Board's next meeting; the meeting will adjourn no later than 10:30 PM.*

**Meghan Kelley, Chairman**  
**Zoning Board of Adjustment**  
**Kingston, NH**