



City of Nashua
Planning Department
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ZONING BOARD OF ADJUSTMENT

APRIL 14, 2026

AMENDED AGENDA

1. Edward M. & Hannah M. Perciballi (Owners) 36 Roy Street (Sheet 107 Lot 17) requesting special exception from Land Use Code Section 190-112 to work in the 75-foot prime wetland buffer of Salmon Brook to remove an existing deck and construct an attached 8'x12' mudroom addition. RA Zone, Ward 6.
2. Douglas J. Dichard (Owner) 6 White Avenue (Sheet 35 Lot 75) requesting variance from Land Use Code Section 190-16, Table 16-3 for minimum land area, 5,834 sq.ft existing - 6,970 sq.ft required - to remove existing garage and construct a two-family residential building. RC Zone, Ward 4. [Approved by ZBA on 7-14-20, approval has expired, same request].
3. Nirmitt Agarwala & Surabhi Sharma (Owners) Surabhi Sharma (Applicant) 10 Sweet William Circle (Sheet C Lot 2577) requesting special exception from Land Use Code Section 190-47 (B) for a major home occupation for an in-home tutoring educational enrichment activity (STEM) in residence. FUOD Zone, Ward 5.
4. Clint & Mary S. Licqurish (Owners) 19 Vista Way (Sheet D Lot 23) requesting special exception from Land Use Code Section 190-112 to work in a 40-foot critical wetland buffer to remove 21 trees identified as a danger to the house. R40 Zone, Ward 5. **[POSTPONED TO 6-9-2026 ZBA MEETING/ CONSERVATION COMMISSION 2nd OPINION REQUEST]**
5. Joseph A Boise (Owner) Bryanna Mastroelli (Applicant) 22 Pond Street (Sheet 18 Lot 76) requesting use variance from Land Use Code Section 190-15, Table 15-1 (#27) to allow a dog daycare in an existing building. D-3/MU Zone, Ward 7.
6. Abdelaziz & Touabi Hadouche (Owners) 4 Kingston Drive (Sheet 104 Lot 37) requesting variance from Land Use Code Section 190-16, Table 16-3, to encroach 5 feet into the 10 foot

required right side yard setback to construct an attached 20'x20' garage. RA Zone, Ward 6.

7. The Colleen Brady Revocable Trust, Colleen Brady, Trustee (Owner) Greatscapes by R & R Landscaping, Inc. (Applicant) 149 Shore Drive (Sheet F Lot 1651) requesting variance from Land Use Code Section 190-16, Table 16-3 to encroach approximately 12 feet into the 30 foot required rear yard setback to construct an attached 12' x 21' deck. R9 Zone, Ward 5.
8. Family Realty Investments, LLC & 78 Amherst Street, LLC (Owners) Family Realty Investments, LLC (Applicant) 78 Amherst Street & 3-13 Putnam Street (Sheet 62 Lots 83 & 85) requesting variance from Land Use Code Section 190-16, Table 16-3 for minimum land area, after lot consolidation of Lots 83 and 85, to allow a total of 10 multifamily units on 29,045 sq.ft of land, where 62,228 sq.ft is required (6 units existing). RB Zone, Ward 2.

OTHER BUSINESS:

1. Review of upcoming agenda to determine proposals of regional impact.
2. Approval of Minutes for previous hearings/meetings.
3. Review of Bylaws.

"SUITABLE ACCOMMODATIONS FOR THE SENSORY IMPAIRED
WILL BE PROVIDED UPON ADEQUATE ADVANCE NOTICE."