

HDC

ADMINISTRATIVE APPROVALS

March 13th, 2019

- | | |
|--------------------------------------|-----------------------------|
| 1. 177 Daniel Street (HVAC) | - Recommend Approval |
| 2. 48 Market Street (windows) | - Recommend Approval |
| 3. 27 Rogers Street (chimney) | - TBD |

1. 177 Daniel Street (HVAC)

- Recommend Approval

Background: This project was originally approved on March 7th, 2018. During construction several field changes were made to the building design. The applicant is seeking approval for two copper wall vents on the northwest façade elevation.

Staff Comment: Recommend for Approval.

*Not for Public Hearing



Application for Approval - Administrative Historic District Commission

Owner: Fabrizio Robert J Irresponsible Trust of 2012 Applicant (if different): _____

Address: 8213 Pemboscot Rd Address: _____
(Street) (Street)
Richmond, VA 23227 _____
(City, State, Zip) (City, State, Zip)

Phone: _____ Phone: _____

Signature: [Handwritten Signature]

Location of Structure: Map 107 Lot 44 Street Address: 177 State Street

Building Permit #: _____

To permit the following: The addition of (2) copper dryer vents to the northwest facade of the building.

Action Taken by H.D.C. at Public Meeting	
Date of Approval:	
Recommendation:	
Stipulations:	
Signature of Principal Planner:	

Administrative Use Only:

Date of Meeting: 3-13-19

Payment: _____

Payment Type: _____

Index/Permit #: _____

If approved, please acknowledge below:

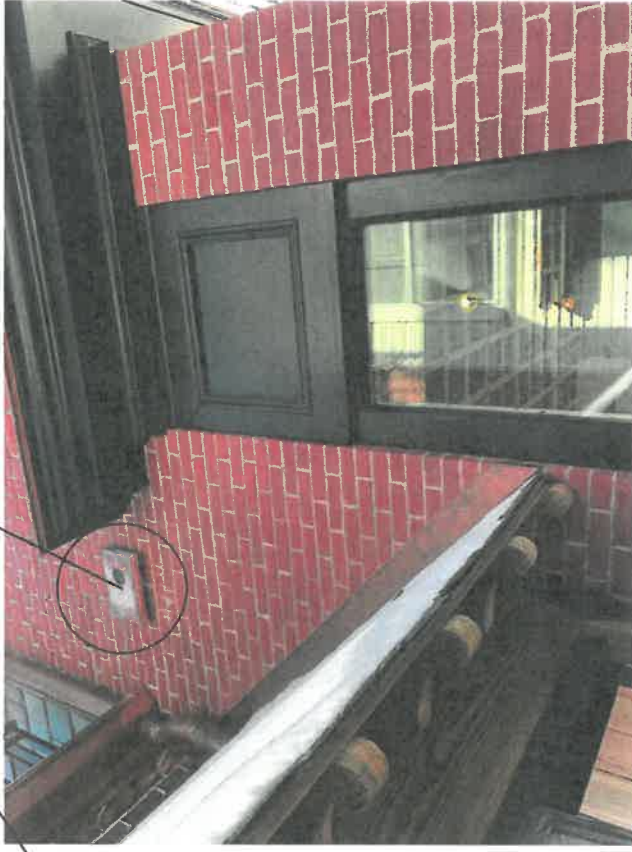
I hereby acknowledge that all changes or variation in the design as presented shall require further Historic District Commission approval.

Owner _____

177 STATE STREET

Historic District Commission Administrative Approval - March 2019, Portsmouth, New Hampshire

During a recent plumbing inspection by the City of Portsmouth it was realized that (2) copper dryer vents (pictured below) had been installed on the northwest facade of the building - these vents were not originally approved by the HDC. Therefore we are asking that you consider approving these vents as an administrative approval.



177 STATE STREET
Portsmouth, New Hampshire

Historic District Commission Administrative Approval, March 2019

McHENRY ARCHITECTURE
4 Market Street
Portsmouth, New Hampshire

1

MARCH 2019
MCHA: MB
Scale: NTS

2. 48 Market Street (windows) - Recommend Approval

Background: This project was approved on 3-6-19. The approval included a stipulation that the mullion be $5/8^{\text{th}}$ s of an inch. The window manufacturer does not provide a $5/8^{\text{th}}$ s of an inch mullion so the $7/8^{\text{th}}$ s of inch mullion is proposed as originally requested.

Staff Comment: Back-of-House. Recommended for Approval.

Application for Approval – Administrative Approval

Historic District Commission

Owner: Fifty Fifty Two Market Street Real Applicant (if different): _____

Address: 48 Market Street
(Street)

Address: _____
(Street)

Portsmouth, NH 03801
(City, State, Zip)

(City, State, Zip)

Phone: _____

Phone: _____

Location of Structure: Map 117 / Lot 32 Street Address: 48 Market Street
Building Permit #:

To permit the following (please include photos of the existing conditions and clear description of the proposed work):

Modify rear windows to allow for 7/8ths mullion.

Action Taken by Principal Planner	
Date of Approval	03-13-19
Stipulations:	
Signature of Principal Planner:	Nicholas J. Cracknell, AICP

If approved, please note that:

Any and all changes or modifications in the design as approved shall require further review and approval.

Revised: 11 April 17



CITY OF PORTSMOUTH

Community Development Department
(603) 610-7281

Planning Department
(603) 610-7216

PLANNING DEPARTMENT
HISTORIC DISTRICT COMMISSION
CERTIFICATE OF APPROVAL

March 12, 2019

Peter Engelston
56 Market Street
Portsmouth, NH 03801

48 Market Street

The Historic District Commission considered your proposal at its meeting on March 06, 2019 wherein permission is requested to allow exterior renovations to an existing structure (the replacement of 4 existing windows and the addition of a gutter system on the rear elevation) as per plans on file in the Planning Department.

After due deliberation, the Commission voted that the request be **approved** with the following stipulation:

1. The applicant shall use 5/8" mullions on the windows.
2. 6 windows shall be replaced with the Marvin Integrity fiberglass windows as presented.

Findings of Fact: The proposed application meets the following purposes of the Historic District Ordinance (as applicable):

A. Purpose and Intent:

- Yes No - Preserve the integrity of the District
 Yes No - Maintain the special character of the District
 Yes No - Assessment of the Historical Significance
 Yes No - Complement and enhance the architectural and historic character
 Yes No - Conservation and enhancement of property values
 Yes No - Promote the education, pleasure & welfare of the District to the city residents and visitors.

The proposed application also meets the following review criteria of the Historic District Ordinance (as applicable):

B. Review Criteria:

- Yes No - Consistent with special and defining character of surrounding properties
 Yes No - Relation to historic and architectural value of existing structures

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Re: 48 Market Street
March 12, 2019

- Yes No - Compatibility of design with surrounding properties
 Yes No - Compatibility of innovative technologies with surrounding properties

PLEASE NOTE THE FOLLOWING:

- **Other Approvals** - Approvals may also be required from other Committees and/or Boards prior to the issuance of a Building Permit.
- **Construction Drawings** - Prior to the issuance of a Building Permit the Building Inspector will review and approve construction drawings/sketches so work shall not commence until the review process is complete and a Building Permit issued.
- **Design Modifications and Fees** - Please note that any changes or modifications to this approval require review and approval from the HDC prior to implementation. Starting July 1st, 2016, a \$100 fee will be required for any subsequent Administrative Approvals for work not yet completed and a \$500 fee will be assigned for any work completed prior to approval.
- **Site Inspections and Compliance Review** - The City's Land Use Compliance Agent, Vincent Hayes, will be inspecting the work during construction and will be available to assist you in making any other requests or inquires on this matter. If you have any questions please feel free to contact the Principal Planner, Nick Cracknell at njcracknell@cityofportsmouth.com or Mr. Hayes at vjhayes@cityofportsmouth.com.

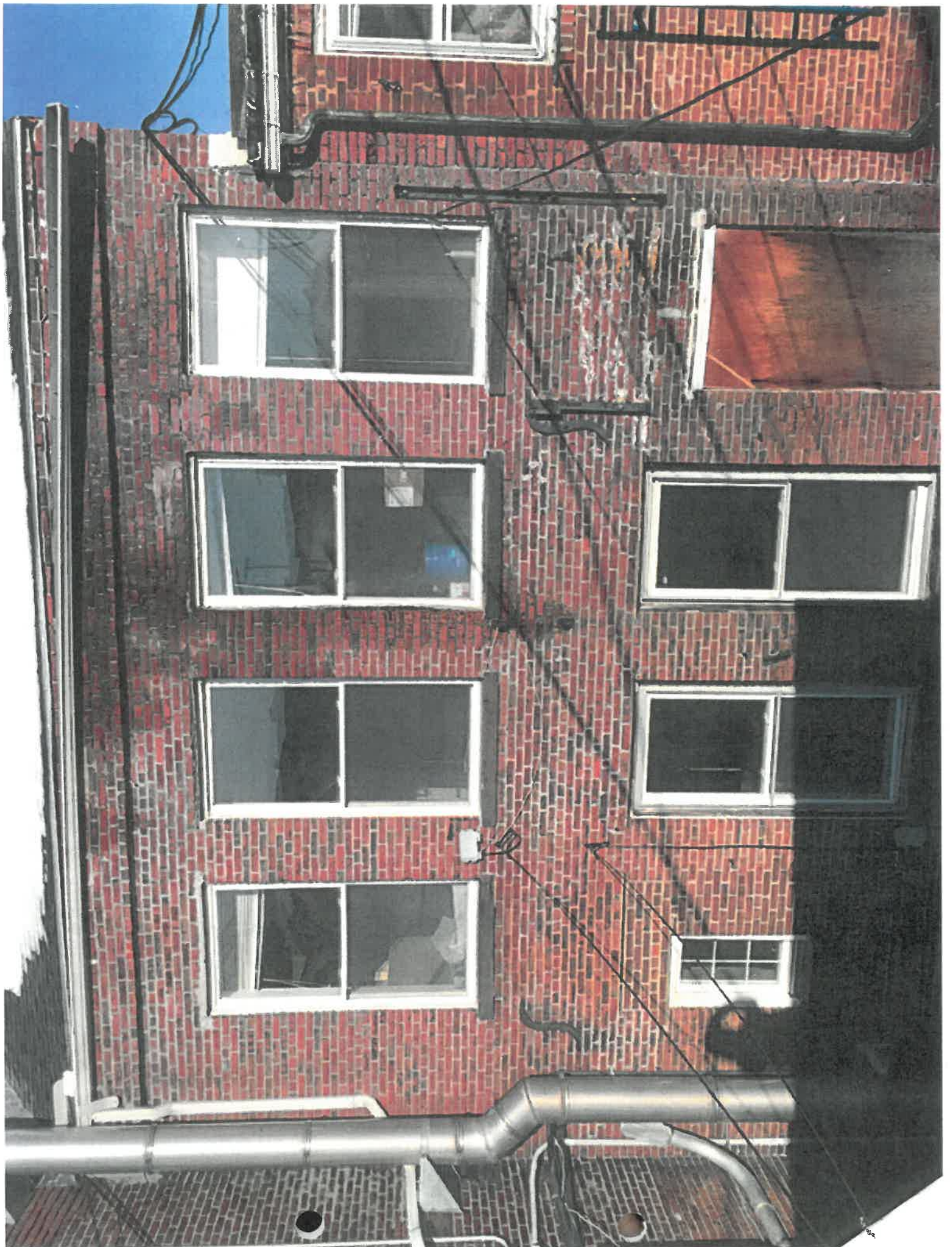
The minutes and tape recording of the meeting may be reviewed in the Planning Department.

Respectfully submitted,

 FOR

Vincent Lombardi, Chairman
Historic District Commission

cc: Robert Marsilia, Building Inspector
Rosann Maurice-Lentz, Assessor
Fifty-Fifty Two Market Street Realty, Owner
Peter Engelston, Applicant



UNIT SUMMARY

The following is a schedule of the windows and doors for this project. For additional unit details, please see Line Item Quotes.
 Additional charges, tax or Terms and Conditions may apply. Detail pricing is per unit.

NUMBER OF LINES: 1

LINE	MARKUNIT	ITEM	BRAND	NET PRICE	QTY	EXTENDED NET PRICE
1		Wood-Ultrex Traditional Double Hung RO 40 1/2" X 77 1/2" Entered as FS 39 1/2" X 77"	Integrity	932.29	4	3,729.16

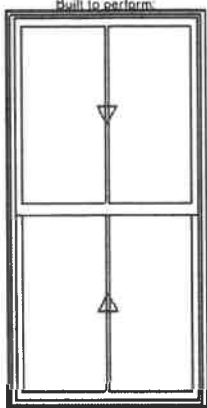
TOTAL UNIT QTY: 4

EXT NET PRICE: USD 3,729.16

LINE ITEM QUOTES

The following is a schedule of the windows and doors for this project. For additional unit details, please see Line Item Quotes. Additional charges, tax or Terms and Conditions may apply. Detail pricing is per unit.

Line #1	Mark Unit:	Net Price:	932.29
Qty: 4		Ext. Net Price:	3,729.16
		USD	



As Viewed From The Exterior

Entered As: FS
 MO 40" X 77 1/4"
 FS 39 1/2" X 77"
 RO 40 1/2" X 77 1/2"

Egress Information

Width: 36 3/8" Height: 33 19/32"
 Net Clear Opening: 8.49 SqFt
 Sash Limiters and Window Opening Control Devices, when engaged, may reduce the egress opening dimensions of windows.

Stone White Exterior	
White Interior	43.94
Integrity Traditional Double Hung	757.25
Wood-Ultrex	
Frame Size 39 1/2" X 77"	
Rough Opening 40 1/2" X 77 1/2"	
Top Sash	
IG	
Low E2 w/Argon	
Stainless Perimeter and Spacer Bar	
7/8" SDL - With Spacer Bar - Stainless	35.89
Rectangular - Special Cut 2W1H	
Stone White Ext - White Int	
Bottom Sash	
IG	
Low E2 w/Argon	
Stainless Perimeter and Spacer Bar	
7/8" SDL - With Spacer Bar - Stainless	35.89
Rectangular - Special Cut 2W1H	
Stone White Ext - White Int	
White Interior Weather Strip Package	
White Sash Lock	
White Window Opening Control Device	21.24
Exterior Aluminum Screen	38.08
Stone White Surround	
Charcoal Fiberglass Mesh	
4 9/16" Jambs	
Thru Jamb Installation	

***Note: Divided lite cut alignment may not be accurately represented in the OMS drawing. Please consult your local representative for exact specifications.
 ***Note: Unit Availability and Price is Subject to Change

Project Subtotal Net Price: USD	3,729.16
0.000% Sales Tax: USD	0.00
Project Total Net Price: USD	3,729.16

3. 27 Rogers Street (chimney) - TBD

Background: This project requests removal of an existing chimney and restoration of all exterior siding and trim to match the existing siding a trim.

Staff Comment: TBD.

*Not for Public Hearing

Date: _____

Application for Approval - Administrative Historic District Commission

Owner: Joseph & Zulmira Almeida Applicant (if different): _____

Address: 27 Rogers Street Address: _____
(Street) (Street)

Portsmouth, NH 03801 _____
(City, State, Zip) (City, State, Zip)

Phone: 603 502 8607 Phone: _____

Signature: _____

Location of Structure: Map 116 Lot 41 Street Address: 27 Rogers Street

Building Permit #: _____

To permit the following: removal of an existing, non contributing chimney,
and restoration of all siding and trim beneath, in kind.

Action Taken by H.D.C. at Public Meeting	
Date of Approval:	_____
Recommendation:	_____
Stipulations:	_____
Signature of Principal Planner:	_____

Administrative Use Only:

Date of Meeting: _____

Payment: _____

Payment Type: _____

Index/Permit #: _____

If approved, please acknowledge below:

I hereby acknowledge that all changes or variation in the design as presented shall require further Historic District Commission approval.

Owner

Nicholas J. Cracknell

From: joe almeida <jalmeidanh@gmail.com>
Sent: Friday, March 08, 2019 2:35 PM
To: Nicholas J. Cracknell
Subject: 27 Rogers Street Chimney Removal admin approval request.
Attachments: HDC_Administrative_Approval_Form_27 Rogers St.pdf; 27 Rogers chimney.jpeg

Hi Nick,

Please see documents attached showing the secondary, (non-contributing) chimney on the side o my mothers house on Rogers Street.

The chimney is non functioning, poorly constructed, and suspected of being over the property line.

It is also creating water management issues for the gutters, and is currently leaking causing water infiltration and damage to the historic structure.

The other larger chimney on the main roof of the house will remain.

Thanks,

Joe Almeida

