

**ACTION SHEET**

**HISTORIC DISTRICT COMMISSION  
PORTSMOUTH, NEW HAMPSHIRE  
1 JUNKINS AVENUE  
City Council Chambers**

**7:00 p.m.**

**January 3, 2007  
to be reconvened January 10, 2007**

**MEMBERS PRESENT:** Chairman John Rice, Vice-Chairman David Adams; Members, John Golumb, Richard Katz, Ellen Fineberg; City Council Representative Ned Raynolds, Planning Board Representative Jerry Hetjmanek, and Alternates Sandra Dika and John Wyckoff

**MEMBERS EXCUSED:**

**ALSO PRESENT:** Roger W. Clum, Assistant Building Inspector

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**I. NEW BUSINESS**

A) Election of Officers

**It was moved, seconded, and passed to table the election of officers to the March 7, 2007 meeting.**

**II. OLD BUSINESS**

A) Approval of minutes – December 6, 2006

**It was moved, seconded, and passed to approve the minutes as presented.**

B) Motion for Rehearing – 12-32 Porter Street – submitted by Porter Street Townhouse Homeowners Association

**After due deliberation, the Commission voted to grant a rehearing of the application at the February 7, 2007 meeting.**

C) Request for one year extension of approval received on January 11, 2006 for property located at 99 Bow Street – Martingale Wharf, LLC

**After due deliberation, the Commission voted to grant a one year extension of the Certificate of Appropriateness.**

D) Petition of **Harbour Place Condominium Association, owner**, for property located at **135 Bow Street** wherein permission is requested to allow exterior renovations to an existing structure (replace wood siding of dormer areas with vinyl siding) as per plans on file with the Planning

Department. Said property is shown on Assessor Plan 105 as Lot 2-1-00 and lies within the Central Business A, Historic A, and Downtown Overlay Districts. *This item was tabled at the November 1, 2006 meeting.*

**No one was present to speak to the application. The Commission voted to table the application to the January 10, 2007 meeting.**

E) Petition of **Regan Electric Co., Inc, owner, and Bruce A. Clark, applicant**, for property located at **6 Dearborn Street**, wherein permission is requested to allow exterior renovations to an existing structure (replace windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 123 as Lot 4 and lies within Mixed Residential Office and Historic A Districts. *This item was tabled at the November 1, 2006 meeting.*

**The Commission voted to table the request to the March 7, 2007 meeting.**

F) Petition of **414 State Street Condominium Association, owner, and Timothy S. Wheelock, applicant**, for property located at **414 State Street**, wherein permission is requested to allow exterior renovations to an existing structure (repoint chimneys, install stainless steel chimney caps, apply chimney saver water protection to both chimneys) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 116 as Lot 13-2 and lies within the Central Business B, Historic A, and Downtown Overlay Districts. *(This item was tabled at the December 13, 2006 meeting.)*

**After due deliberation, the Commission voted that the request be tabled to the January 10, 2007 meeting.**

### III. PUBLIC HEARINGS

1. Petition of **Cristina J. Ljungberg, owner**, for property located at **180 Newcastle Avenue**, wherein permission is requested to allow new construction to an existing structure (new two-story rear addition and new front entry porch) and renovations to an existing structure (replace windows on front and left side elevations) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 101 as Lot 23 and lies within the Single Residence B and Historic A Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

2. Petition of **KRS Realty, LLC, owner, and Kim Buxton, applicant**, for property located at **78 Market Street**, wherein permission is requested to allow exterior renovations to an existing structure (install awning over entrance) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 117 as Lot 36 and lies within the Central Business B, Historic A, and Downtown Overlay Districts.

**After due deliberation, the Commission voted that the request be tabled to a work session at the January 10, 2007 meeting.**

3. Petition of **DiLorenzo Real Estate, LLC, owner**, for property located at **33 Bow Street**, wherein permission is requested to allow an amendment to a previously approved design (change French door and triple window at rear elevation and raise third floor height to meet structural

requirements) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 106 as Lot 48 and lies within the Central Business A, Historic District A, and Downtown Overlay Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

4 Petition of **Guy Marshall, owner**, for property located at **27 Gardner Street**, wherein permission is requested to allow exterior renovations to an existing structure (remove rear door, replace with three new windows, remove two side windows, replace with new door and two new windows) as per plans on file in the Planning Department. Said property is shown as Assessor Plan 103 as Lot 15 and lies within the General Residence B and Historic A Districts.

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

- 1) That the right side elevation only have two windows and that they align with the window above it.**
- 2) That the rear elevation only have one window, located to the left of the door.**

5. Petition of **160 Middle Street Trust, owner**, and **Catherine Stone, applicant**, for property located at **160 Middle Street** wherein permission is requested to allow an amendment to a previously approved design (add two windows to right side of structure, add transom lights over garage doors, and change design of garage door openings) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 127 as Lot 9 and lies within the Mixed Residential Office and Historic A Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

6. Petition of **Stone Creek Realty, LLC, owner**, and **Axis Business Solutions, applicant**, for property located at **53B Green Street**, wherein permission is requested to allow exterior renovations to an existing structure (install awning over entrance) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 119 as Lot 2 and lies within the Central Business A, Historic A, and Downtown Overlay Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

7. Petition of **Blair W. and Janet B. McCracken, owners**, for property located at **212 Pleasant Street**, wherein permission is requested to allow new construction to an existing structure (single bay garage with arbor connection to house) and exterior renovations to an existing structure (removal of solar panels at rear of house) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 109 as Lot 26 and lies within the Mixed Residential Office and Historic A Districts.

**After due deliberation, the Commission voted that the request be approved as presented.**

8. Petition of **Market Wharf Condominiums, owner**, and **Thomas Magruder, applicant**, for property located at **33 Deer Street**, wherein permission is requested to allow exterior renovations to an

existing structure (new siding, trim, railings, and windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 119 as Lot 1B and lies within the Central Business B, Historic A, and Downtown Overlay Districts.

**No one was present to speak to the application. The Commission voted that the request be tabled to the January 10, 2007 meeting.**

#### **IV. ADJOURNMENT**

**At 9:15 p.m., it was moved, seconded, and passed to adjourn the meeting.**

Respectfully submitted,

Liz Good  
HDC Secretary