

**ACTION SHEET**

**RECONVENED MEETING OF THE  
HISTORIC DISTRICT COMMISSION  
PORTSMOUTH, NEW HAMPSHIRE  
1 JUNKINS AVENUE**

**EILEEN DONDERO FOLEY COUNCIL CHAMBERS**

**7:00 p.m.**

**November 12, 2008  
reconvened from November 5, 2008**

**MEMBERS PRESENT:** Chairman Sandra Dika; Vice-Chairman Richard Katz; Members; John Wyckoff, Tracy Kozak; City Council Representative Eric Spear; Alternates Joe Almeida, George Melchior

**MEMBERS EXCUSED:** Elena Maltese, Planning Board Representative Paige Roberts

**ALSO PRESENT:** David Holden, Planning Director

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**IV. OLD BUSINESS**

A. Approval of minutes – October 8, 2008

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

B. Petition of **Gisela H. and Ellen B. Garvey, owners**, and **Bill Southworth, applicant**, for property located at **39 Pickering Street**, wherein permission was requested to allow new construction to an existing structure (install gates on right and left sides of house) and allow a new free standing structure (install air conditioning unit) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 102 as Lot 5 and lies within the General Residence B and Historic A Districts. *(This item was postponed at the November 5, 2008 meeting to the November 12, 2008 meeting.)*

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

- 1) That the gates proposed for the left side of the property are removed from the application.**
- 2) That a 42” high picket fence with two gates is erected, according to the submitted plans, as an alternative to the gates.**

C. Petition of **LBJ Properties, LLC, and American Financial Realty Trust, owners**, for properties located at **26 Market Square and off Daniel Street**, wherein permission was

requested to allow new construction to an existing structure (construct rear stairs with roof at 26 Market Square) and allow exterior renovations to an existing structure (replace rear window with door) as per plans on file in the Planning Department. Said properties are shown on Assessor Plan 107 as Lots 30-1 and 27 and lie within the Central Business B, Historic A, and Downtown Overlay Districts. *(This item was postponed at the November 5, 2008 meeting to the November 12, 2008 meeting.)*

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

- 1) **That the overhang is extended beyond the “eyebrow” of the middle window.**

#### **V. PUBLIC HEARINGS**

6. Petition of **303 Islington Street, LLC, owner**, for property located at **303 Islington Street**, wherein permission was requested to allow exterior renovations to an existing structure (replace windows, remove vinyl siding and replace with fiber cement siding) and allow new construction to an existing structure (construct stairs at rear elevation) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 144 as Lot 11 and lies within the Apartment and Historic A Districts.

**After due deliberation, the Commission voted that the request be postponed to the December 3, 2008 meeting, at which time additional information can be submitted and reviewed.**

7. Petition of **Kenneth F. Kozick, owner**, for property located at **29 Sheafe Street**, wherein permission is requested to allow exterior renovation to an existing structure (replace windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 107 as Lot 17 and lies within the Central Business B and Historic A Districts.

**At the applicant’s request, the Commission voted to postpone the application to the December 3, 2008 meeting.**

8. Petition of **Unitarian Universalist Church, owner**, for property located at **292 State Street**, wherein permission was requested to allow exterior renovations to an existing structure (replace basement windows, replace trim with composite material) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 116 as Lot 8 and lies within the Central Business B, Historic A, and Downtown Overlay Districts.

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

#### **IV. WORK SESSIONS**

F. Work Session requested by **Paul J. Carney, owner**, and **William Hess, applicant**, for property located at **54 Rogers Street**, wherein permission was requested to allow new

construction to an existing structure (add dormer to existing structure, construct addition at rear elevation). Said property is shown on Assessor Plan 116 as Lot 44 and lies within the Mixed Residential Office and Historic A Districts.

**The Commission recommended a public hearing.**

G. Work Session requested by **Matthew T. Hatem, owner**, for property located at **242 State Street, Unit 5**, wherein permission was requested to allow new construction to an existing structure (construct walk-out dormer with deck railing). Said property is shown on Assessor Plan 107 as Lot 70-4 and lies within Central Business B, Historic A, and Downtown Overlay Districts.

**The Commission recommended another work session.**

H. Work Session requested by **Frank M. and Kiska B. Alexandropoulos, owners**, and **Chris Wright, applicant**, for property located at **699 Middle Street**, wherein permission was requested to allow new construction to an existing structure (add shed dormers). Said property is shown on Assessor Plan 148 as Lot 35 and lies within the General Residence A and Historic A Districts.

**The Commission recommended a public hearing.**

I. Work Session requested by **Rhonda J. Johnson and Deborah J. Freedman, owners**, and **Jay McSharry, applicant**, for property located at **254 South Street**, wherein permission was requested to allow exterior renovations to an existing structure (replace and reconfigure windows) and allow new construction to an existing structure (construct porch/deck addition on rear elevation) and allow demolition of an existing structure (demolish garage). Said property is shown on Assessor Plan 111 as Lot 4 and lies within the Single Residence B and Historic A Districts.

**The Commission recommended a public hearing.**

J. Work Session requested by **North Mill Realty Trust, owner**, and **Bob Lynch, applicant**, for property located at **319 Vaughan Street** wherein permission was requested to allow new construction to an existing structure (frame two walls and install overhead doors to dock area). Said property is shown on Assessor Plan 124 as Lot 9 and lies within the Central Business B, Historic A, and Downtown Overlay Districts.

**The Commission recommended a public hearing.**

K. Work Session requested by **LBJ Properties, LLC, owner**, and **Paul Salacain, applicant**, for property located at **85 Middle Street**, wherein permission was requested to allow new construction to an existing structure (construct ADA ramp). Said property is shown on Assessor Plan 116 as Lot 16 and lies within the Central Business B, Historic A, and Downtown Overlay Districts.

**The Commission recommended a public hearing.**

**V. ADJOURNMENT**

At 9:40 p.m., it was moved, seconded, and passed unanimously to adjourn the meeting.

Respectfully submitted,

Liz Good  
HDC Recording Secretary