

ACTION SHEET

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

EILEEN DONDERO FOLEY COUNCIL CHAMBERS

7:00 p.m.

November 4, 2009

MEMBERS PRESENT: Chairman Sandra Dika; Vice-Chairman Richard Katz; Members; John Wyckoff, Elena Maltese; City Council Representative Eric Spear; Alternate Joseph Almeida

MEMBERS EXCUSED: Tracy Kozak; Planning Board Representative Paige Roberts; Alternate George Melchior

ALSO PRESENT: Roger Clum, Assistant Building Inspector

.....
I. OLD BUSINESS

A. Approval of minutes – October 7, 2009

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

B. Request for Rehearing – 31 Richards Avenue, Robert A Ricci Revocable Trust and Elizabeth Batick-Ricci Revocable Trust, applicant – Certificate of Appropriateness granted on October 7, 2009.

After due deliberation, the Commission voted to grant the Rehearing. The Rehearing will be held at the next regularly scheduled meeting which is scheduled for December 2, 2009.

C. Request for Rehearing – 496 Middle Street, Middle Union Condominium Association, Alexandra Gamble, applicant – Certificate of Appropriateness denied on October 7, 2009.

After due deliberation, the Commission voted to grant the Rehearing. The Rehearing will be held at the next regularly scheduled meeting which is scheduled for December 2, 2009.

D. Request for Rehearing – 127 Gates Street, Catherine J. Baker and Richard K. Horowitz, applicant – Certificate of Appropriateness granted on October 7, 2009.

After due deliberation, the Commission voted to grant the Rehearing. The Rehearing will be held at the next regularly scheduled meeting which is scheduled for December 2, 2009.

E. Petition of **John R. Maher, owner, and Skye Maher, applicant**, for property located at **240 Middle Street**, wherein permission was requested to allow new construction to an existing structure (install solar hot water system on roof) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 136 as Lot 10 and lies within the Mixed Residential Office and Historic A Districts. *(This item was postponed at the October 7, 2009 meeting to a work session/public hearing at the November 4, 2009 meeting.)*

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

- 1) That the three unit solar array will be installed in a “stepped” pattern nearer the rear of the roof per drawing submitted by architect.**
- 2) That either vacuum tubes or flat panels are used.**
- 3) That the foil tubes are wrapped with black insulation.**

II. PUBLIC HEARINGS

1. Petition of **Parade Office, LLC, owner**, for property located at **195 Hanover Street**, wherein permission was requested to allow amendments to a previously approved design (remove various doors, replace with windows, remove window on Pedestrian Way elevation, replace with doors, change masonry base, reduction of depth of one story storefront) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 125 as Lot 1 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.

2. Petition of **699 Middle Street Condominium Association, owner, and Chris Wright, applicant**, for property located a **699 Middle Street**, wherein permission was requested to allow new construction to an existing structure (install furnace vent pipe) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 148 as Lot 35 and lies within General Residence A and Historic A Districts.

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

- 1) That the pipe is painted flat black.**

3. Petition of **RRJ Properties Limited Partnership, owner**, for property located at **99 Bow Street**, wherein permission was requested to allow amendments to a previously approved design (misc. window and door changes, add arched openings on Bow Street elevation, add stairway, install railings, add fire separation on north elevation, remove arched opening on north elevation, replace with windows) as per plans on file in the Planning Department. Said property

is shown on Assessor Plan 106 as Lot 54 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 with the following stipulation:

1) That plans submitted and dated 11-04-09 are the approved plans.

4. Petition of **RKDolla, LLC, owner**, for property located at **198 Islington Street**, wherein permission was requested to allow amendments to a previously approved design (remove chimney, add vents, add AC units, reconfiguration of various patio doors and windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 137 as Lot 20 and lies within the Central Business B and Historic A Districts.

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

- 1) That the three AC units are removed from the application.**
- 2) That a faux chimney is built to replicate the original chimney, with the same dimensions and using similar brick, mortar, and flashing.**

5. Petition of **Janine Contillo and Michael J. Vitale, owners** for property located at **442 Marcy Street**, wherein permission was requested to allow exterior renovations to an existing structure (replace five windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 101 as Lot 78 and lies within the General Residence B and Historic A Districts.

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

6. Petition of **Unitarian Universalist Church, owner**, for property located at **292 State Street**, wherein permission was requested to allow new construction to an existing structure (install railings, install lighting) and allow new free standing structures (install benches, install memorial wall) 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 with the following stipulations:

- 1) That items #5 and #6 (signs and memorial wall) are removed from the application.**
- 2) That the vertical posts of the railing system shall be square.**

7. Petition of **Unitarian Universalist Church, owner**, for property located at **206 Court Street**, wherein permission was requested to allow new free standing structures (construct fence

and attached storage shed) and allow new construction to an existing structure (install lighting) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 116 as Lot 34 and lies with the Mixed Residential Office and Historic A Districts.

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

8. Petition of **Strawbery Banke, Inc., owner, and Mombo, LLC, applicant**, for property located at **66 Marcy Street**, wherein permission was requested to allow demolition of an existing structure (remove section of stairs) and allow exterior renovations to an existing structure (replace with railing system and lattice) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 104 as Lot 7 and lies within the Mixed Residential Office and Historic A Districts.

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

9. Petition of **Betty Belcher and Seth Morton Associates, LLC, owner, and Michael Pouliotte, applicant**, for property located at **207 Market Street**, wherein permission was requested to allow exterior renovations of an existing structure (remove storm doors, replace existing door with new custom door) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 118 as Lot 1 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.

III. WORK SESSIONS

A. Work Session requested by **Iain and Katherine Moodie, owners**, for property located at **14 Mt. Vernon Street**, wherein permission was requested to allow demolition of an existing structure (demolish structure) and allow a new free standing structure (construct new single family dwelling). Said property is shown on Assessor Plan 111 as Lot 26 and lies within the General Residence B and Historic A Districts.

The Commission recommended a public hearing.

B. Work Session requested by **David J. and Vasilia Tooley, owners**, for property located at **166 New Castle Avenue**, wherein permission was requested to allow demolition of an existing structure (remove garage) and allow new construction to an existing structure (construct new garage and connector to main house). Said property is shown on Assessor Plan 101 as Lot 24 and lies within the Single Residence B and Historic A Districts.

The Commission recommended a public hearing.

C. Work Session requested by RRJ **Properties Limited Partnership, owner**, for property located at **99 Bow Street**, wherein permission was requested to allow demolition of an existing structure (demolish existing north and south brick walls, reconstruct new brick walls on existing footprint). Said property is shown on Assessor Plan 106 as Lot 54 and lies within the Central Business A, Historic A, and Downtown Overlay Districts.

The Commission recommended a public hearing.

IV. ADJOURNMENT

At 11:05 p.m., it was moved, seconded, and passed unanimously to adjourn the meeting.

Respectfully submitted,

Liz Good
HDC Recording Secretary