

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

EILEEN DONDERO FOLEY COUNCIL CHAMBERS

7:00 p.m.

**October 6, 2010
to be reconvened on October 13, 2010**

MEMBERS PRESENT: Chairman Sandra Dika; Vice-Chairman Richard Katz; Members; Tracy Kozak, Elena Maltese; City Council Representative Anthony Coviello; Alternate Joe Almeida, George Melchior

MEMBERS EXCUSED: John Wyckoff

ALSO PRESENT: Roger Clum, Assistant Building Inspector

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I. OLD BUSINESS

A. Approval of minutes – August 4, 2010

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

Approval of minutes – August 11, 2010

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

B. Request for Re-hearing – 20 Ladd Street (3rd floor) – submitted by Orion Seafood International, Inc.

After due deliberation, the Commission voted to grant the request for rehearing. The rehearing will be held at the next regularly scheduled Historic District Commission meeting which will be on November 3, 2010.

II. PUBLIC HEARINGS

1. Petition of **Paul S. and Kristin L. Ford, owners**, for property located at **816 Middle Street**, wherein permission was requested to allow exterior renovations to an existing structure (relocate and replace garage doors to side elevation, relocate windows to rear elevation, relocate lighting, add two windows, add cupola) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 152 as Lot 44 and lies within Single Residence B and Historic Districts.

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

2. Petition of **Adam Warwick Bell, owner**, for property located at **284 New Castle Avenue**, wherein permission was requested to allow exterior renovations to an existing structure (remove and replace siding, add corner boards, replace windows, replace trim with composite material) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 207 as Lot 73 and lies within the Single Residence B and Historic Districts.

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

1) That all trim will be wood instead of Azek.

3. Petition of **Aurora Properties, LLC, owner**, for property located at **342 Islington Street**, wherein permission was requested to allow exterior renovations to an existing structure (remove and replace windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 145 as Lot 15 and lies within Mixed Residential Business and Historic Districts.

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

4. Petition of **Alison L. and Christopher J. Pyott, owners**, for property located at **774 Middle Street, Unit #4**, wherein permission was requested to allow new construction to an existing structure (construct addition with misc. renovations) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 153 as Lot 9-4 and lies within the General Residence A and Historic Districts.

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

5. Petition of **Theodore M. Stiles and Joan Boyd, owners**, for property located at **28 South Street**, wherein permission was requested to allow exterior renovations to an existing structure (remove and replace windows) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 102 as Lot 43 and lies within General Residence B and Historic Districts.

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

1) That the windows have a spacer bar.

6. Petition of **Peter W. and Janet D. Dinan, owner**, for property located at **278 Court Street**, wherein permission was requested to allow exterior renovations to an existing structure

(replace roof, replace windows and doors, other misc. renovations) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 108 as Lot 13 and lies within Mixed Residential Office and Historic Districts.

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

7. Petition of **Worth Development Corporation, owner, and Portsmouth Bakery Company, applicant**, for property located at **121 Congress Street**, wherein permission was requested to allow exterior renovations to an existing structure (modify storefront elevation and rear elevation) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 126 as Lot 6 and lies within the Central Business B, Historic, and Downtown Overlay Districts.

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

- 1) **That the proposed rear door matches the rear door that was previously approved May 12, 2010.**

8. Petition of **Nicole R. Gregg Revocable Trust, Nicole R. Gregg, trustee and owner**, for property located at **13 Salter Street**, wherein permission was requested to allow demolition of an existing structure (remove rear portion of structure, previous approval expired) and allow new construction to an existing structure (construct left and right side and rear additions, previous approval expired) and allow exterior renovation to an existing structure (add privacy fence and other misc. associated renovations) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 102 as Lot 28 and lies within the Waterfront Business and Historic Districts.

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

9. Petition of **Worth Development Corporation, owner, and Friends of the Music Hall, applicant**, for property located at **131 Congress Street**, wherein permission was requested to allow exterior renovations to an existing structure (renovations to storefront elevations and rear elevation) as per plans on file in the Planning Department. Said property is shown on Assessor Plan 126 as Lot 6 and lies within the Central Business B, Historic, and Downtown Overlay Districts.

The Commission voted to postpone the application to the October 13, 2010 meeting.

10. Petition of **7 Islington Street, LLC, owner**, for property located at **40 Bridge Street**, wherein permission was requested to allow demolition of an existing structure (demolish building, previous approval expired) and allow new construction to an existing structure (construct 3-4 story mixed use building, previous approval expired) as per plans on file in the

Planning Department. Said property is shown on Assessor Plan 126 as Lot 52 and lies within the Central Business B, Historic, and Downtown Overlay Districts.

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

III. ADJOURNMENT

At 8:30 p.m., it was moved, seconded, and passed unanimously to adjourn the meeting.

Respectfully submitted,

Liz Good
HDC Recording Secretary