

**SITE WALK – 11 MEETING HOUSE HILL ROAD – July 17, 2019 – 5:30 P.M.**

**MEETING OF  
THE HISTORIC DISTRICT COMMISSION  
ONE JUNKINS AVENUE, PORTSMOUTH, NEW HAMPSHIRE  
CONFERENCE ROOM “A”**

**6:30 p.m.**

**July 17, 2019  
Reconvened from  
July 10, 2019**

**AGENDA (revised on July 17, 2019)**

*The Board’s action in these matters has been deemed to be quasi-judicial in nature.  
If any person believes any member of the Board has a conflict of interest,  
that issue should be raised at this point or it will be deemed waived.*

**I. ADMINISTRATIVE APPROVALS**

1. 410-430 Islington Street
2. 109-111 Bow Street
3. 180 Washington Street (39 Gates Street)
4. 621 Islington Street
5. 70 Court Street

**II. PUBLIC HEARINGS (NEW BUSINESS)**

1. *(Work Session/Public Hearing)* requested by **56 Middle Street, LLC, owner**, for property located at **56 Middle Street**, wherein permission is requested to allow new construction to an existing structure (2-story rear addition) as per plans on file in the Planning Department. Said property is shown on Assessor Map 126 as Lot 19 and lies within the Character District 4-L1 (CD 4-L1), Downtown Overlay and Historic Districts.
2. *(Work Session/Public Hearing)* requested by **Argeris & Eloise Karabelas, owners**, for property located at **11 Meeting House Hill Road**, wherein permission is requested to allow exterior renovations to an existing structure (replace windows, siding, and trim) and construction to an existing structure (new rear shed dormers) as per plans on file in the Planning Department. Said property is shown on Assessor Map 103 as Lot 59 and lies within the General Residence B (GRB) and Historic Districts.
3. Petition of **Drew & Brittany Schulthess, owners** for property located at **15 Mt. Vernon Street**, wherein permission is requested to allow new construction to an existing structure (extend roofline of the existing house over the attached garage) as per plans on file in the Planning Department. Said property is shown on Assessor Map 111 as Lot 33 and lies within the General Residence B (GRB) and Historic Districts.

**III. WORK SESSIONS (OLD BUSINESS)**

A. Work Session requested by **PNF Trust of 2013, Peter N. Floros Trustee**, owner, for property located at **266-278 State Street**, wherein permission is requested to allow exterior renovations to an existing structure (278 State Street) and new construction to an existing structure (4-5 story addition at 266 & 270 State Street) as per plans on file in the Planning Department. Said property is located on Assessor Map 107 as Lots 78, 79 & 80 and lies within the Character District 4 (CD 4), Downtown Overlay, and Historic Districts. *(This item was postponed at the June 12, 2019 meeting to the July 2019 meeting.)*

B. Work Session requested by **Alan W. & Wendy G. Wong, owners**, for property located at **179 Pleasant Street**, wherein permission is requested to allow the construction of a new free-standing structure (garden pergola) and new construction to an existing structure (replace roof and structures of existing eaves and expand middle bay) as per plans on file in the Planning Department. Said property is shown on Assessor Map 118 as Lot 15 and lies within the Mixed Research Office (MRO) and Historic Districts. *(This item was continued at the June 12, 2019 meeting to the July, 2019 meeting.)*

C. Work Session requested by **Dagny Taggart, LLC, owner**, and **Mark A. McNabb, applicant** for property located at **3 Pleasant Street**, wherein permission is requested to allow renovations and new construction to an existing structure (3-story, 2000 ± s.f. addition to the rear and modify the roof of the building with office space) as per plans on file in the Planning Department. Said property is shown on Assessor Map 107 as Lot 31 and lies within the Character District 5 (CD 5), Downtown Overlay, and Historic Districts. *(This item was continued at the June 12, 2019 meeting to the July, 2019 meeting.)*

D. Work Session requested by **Dagny Taggart, LLC, owner**, and **Mark A. McNabb, applicant** for property located at **Daniel Street**, wherein permission is requested to allow the construction of a new free-standing (3-story, 50,000 ± s.f.) commercial structure as per plans on file in the Planning Department. Said property is shown in Assessor Map 107 as Lot 27 and lies within the Character District 4 (CD 4), Downtown Overlay, and Historic Districts. *(This item was continued at the June 12, 2019 meeting to the July, 2019 meeting.)*

#### IV. ADJOURNMENT

**NOTICE TO THE MEMBERS OF THE PUBLIC WHO ARE HEARING IMPAIRED.** If you wish to attend a meeting and need assistance, please contact the Human Resources Department at 610-7270, one week prior to the meeting.