

HDC

ADMINISTRATIVE APPROVALS

April 06, 2022

- | | | |
|-----|---|------------------------|
| 1. | 28 Chapel Street (LUHD-437) | -Recommended Approval |
| 2. | 64 Mt. Vernon Street (LUHD-441) | -Recommended Approval |
| 3. | 92 Pleasant Street (LUHD-443) | -Recommended Approval |
| 4. | 284 New Castle Avenue (LUHD-442) | -Recommended Approval |
| 5. | 137 Daniel Street, Unit # D301 (LUHD-439) | - Recommended Approval |
| 6. | 35 Bow Street (LUHD-446) | -Recommended Approval |
| 7. | 414 State Street (LUHD-449) | -TBD |
| 8. | 77 Wentworth Street (LUHD-450) | -Recommended Approval |
| 9. | 100 Deer Street (LUHD-451) | -Recommended Approval |
| 10. | 52 Prospect Street (LUHD-452) | -TBD |

1. 28 Chapel Street - Recommended Approval

Background: The applicant is seeking approval for several repairs and replacement items (clapboard siding, frieze boards, window trim, etc.)

Staff Comment: Recommended Approval

Stipulations:

1. _____
2. _____
3. _____

**LUHD-437****Historic District Commission Work Session or Administrative Approval Application****Status:** Active**Date Created:** Feb 24, 2022**Applicant**

Tom Irwin
tfirwin2013@gmail.com
28 Chapel Street
Portsmouth, NH 03801
(603) 219-6746

Location

28 CHAPEL ST
Portsmouth, NH 03801

Owner:

IRWIN LAUREN S & IRWIN THOMAS F
28 CHAPEL ST PORTSMOUTH, NH 03801

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

--

Project Information**Brief Description of Proposed Work**

The work will involve ordinary repairs where water damage, wood rot or other similar/related damage is found. It will include: in-kind replacement of damaged clapboards on the lower front of the house;
in-kind replacement of the frieze boards on the front of the house (on both sides of the front door);
in-kind replacement of portions of window trim on the front of the house where water damage is found;
in-kind replacement of corner trim (likely some or all of the corner trim on the front, southeasterly corner);
in-kind replacement of any other building parts discovered to be water-damaged when damaged clapboards are removed for replacement;
possibly repair or in-kind replacement of clapboards behind the electric / meter box located on the northerly side of the house.

The work also will include ordinary repairs to prevent water damage, including:

in-kind replacement of the aluminum gutter downspout on the front of the house (southeasterly corner), which is currently leaking;
repair or possible in-kind replacement of trim on a window located on the first floor, front of the house, near southeasterly corner;
possibly the replacement of flashing where needed to avoid water damage (possibly on the front and southerly sides).

In addition to this work, we will be working with a window restoration contractor tod remove existing windows and restore them off-site (all nine windows on the front of the house; the only window on the southerly side of the house (second floor); one window on the back of the house (first floor); and three windows on the back of the house (second floor). We also will replace existing, poorly functioning aluminum storm windows with custom-made wood storm windows.

Description of Proposed Work (Planning Staff)

several in-kind repairs and replacement items as well as approval to have (9) windows restored with new wood storm-windows

Acknowledgement**I certify that the information given is true and correct to the best of my knowledge.****By checking this box, I agree that this is equivalent to a handwritten signature and is binding for all purposes related to this transaction****I hereby certify that as the applicant for permit, I am**

Owner of this property

If you selected "Other" above, please explain your relationship to this project. Owner authorization is required.

--

To: Historic District Commission, City of Portsmouth
Cc: Nick Cracknell, Principal Planner, City of Portsmouth
From: Tom Irwin, 28 Chapel Street, Portsmouth, NH
Re: In-Kind Repairs, Replacements, Renovations

As stated in our application, we seek administrative approval to enable needed repairs of our single-family residence, located at 28 Chapel Street. Built in 1850, the house is in need of ordinary repairs and in-kind replacements largely as a result of water damage (in some instances potentially just from age). It also requires painting, the renovation of existing windows, and the replacement of existing, poorly functioning aluminum storm windows.

As depicted in photos provided with our application:

The work will involve ordinary repairs where water damage, wood rot or other similar/related damage is found. It will include: in-kind replacement of damaged clapboards on the lower front of the house and a clapboard on the northern side of the house; in-kind replacement of the frieze boards on the front of the house (on both sides of the front door); in-kind replacement of portions of window trim on the front of the house where water damage is found; in-kind replacement of corner trim (likely some or all of the corner trim on the front, southeasterly corner); in-kind replacement of any other building parts discovered to be water-damaged when damaged clapboards are removed for replacement; in-kind replacement of a small, water-damaged component of the right-side of the portico; and possibly repair or in-kind replacement of clapboards behind the electric / meter box located on the northerly side of the house.

The work also will include ordinary repairs to prevent water damage, including: in-kind replacement of the aluminum gutter downspout on the front of the house (southeasterly corner),¹ which is currently leaking; repair or possible in-kind replacement of trim on a window located on the first floor, front of the house, near southeasterly corner; possibly the replacement of flashing where needed to avoid water damage (possibly on the front and southerly sides); and the installation of a small missing piece on the lower left side of the portico.

In addition to this work, we will be working with a window restoration contractor to remove existing windows and restore them off-site (all nine windows on the front of the house; the only window on the southerly side of the house (second floor); one window on the back of the house (first floor); and three windows on the back of the house (second floor). We also will replace existing, poorly functioning aluminum storm windows with custom-made wood storm windows.

¹ Depending on cost, we may consider replacing the existing aluminum downspout with a wooden one.

















2. 64 Mt. Vernon Street - Recommended Approval

Background: The applicant is seeking approval for the installation of an A/C condenser.

Staff Comment: Recommended Approval

Stipulations:

1. _____
2. _____
3. _____

**LUHD-441**

Historic District Commission Work Session or Administrative Approval Application

Status: Active**Date Created:** Mar 8, 2022**Applicant**

Erika Beer
erika_beer@hotmail.com
64 Mount Vernon Street
Portsmouth, NH 03801
6178215938

Location

64 MT VERNON ST
Portsmouth, NH 03801

Owner:

BEER CYRUS LAWRENCE GARDNER & BEER ERIKA CARON
64 MT VERNON ST PORTSMOUTH , NH 03801

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

--

Project Information**Brief Description of Proposed Work**

Installation of Central Air

Description of Proposed Work (Planning Staff)

--

Acknowledgement**I certify that the information given is true and correct to the best of my knowledge.****By checking this box, I agree that this is equivalent to a handwritten signature and is binding for all purposes related to this transaction****I hereby certify that as the applicant for permit, I am**

Owner of this property

If you selected "Other" above, please explain your relationship to this project. Owner authorization is required.

--

INTERNAL USE ONLY -- Historic District Commission Review and Approval**HDC Certificate of Approval Granted****HDC Approval Date**

--

Planning Staff Comments

--

INTERNAL USE ONLY -- Letter of Decision Information**Owner Addressee Full Name and Title**

--

Owner Addressee Prefix and Last Name

--

Owner Organization / Business Name**Owner Contact Street Address**

E
J
TAX
R.C.R.D. B

88.3/4 / 65/4

Sewer
Clean Out

Drain Manometer

Paved Driveway

Water Gate Valve (Typ.)

- 5/8" IRON ROD
w/CAP #931
SET 1" HIGH

NO3°55'30"E

Concrete

Stone Retaining Wall

Existing
House
#54

Deck

Conv
Re Loin

TAX MAP 111
LOT 30

77.89' (Over 77'a)

5/8" x IRON ROD
w/CAP #931
SET 5" HIGH



CONDENSER

Rheem, Rheem Classic Series Condenser 13 SEER, 3.00 Ton, Air Conditioner

Description:

Count on Staying Cool and Comfortable- A smart, efficient design makes the Rheem Classic® Series Air Conditioner one of your best options for staying cool inside. Each new unit includes a generous list of features that work together to bring you quiet, efficient and reliable indoor comfort.

Reliable and legendary- Scroll compressor technology makes the Classic® Series as efficient as it is durable. The optimized fan orifice also contributes to quieter operation, optimal airflow and better overall performance. Simply put, you get efficient comfort that lasts a very long time.

A quieter and more durable unit- Starts with our smart new composite base pan. The design helps eliminate corrosion and adds to quieter performance. Extensive UV testing was done to ensure the base pan stays looking new for years to come. Our improved refrigerant tubing design also contributes to quieter, more reliable operation. For added strength, louver panels and rugged corner posts on the exterior do an excellent job protecting the inside.

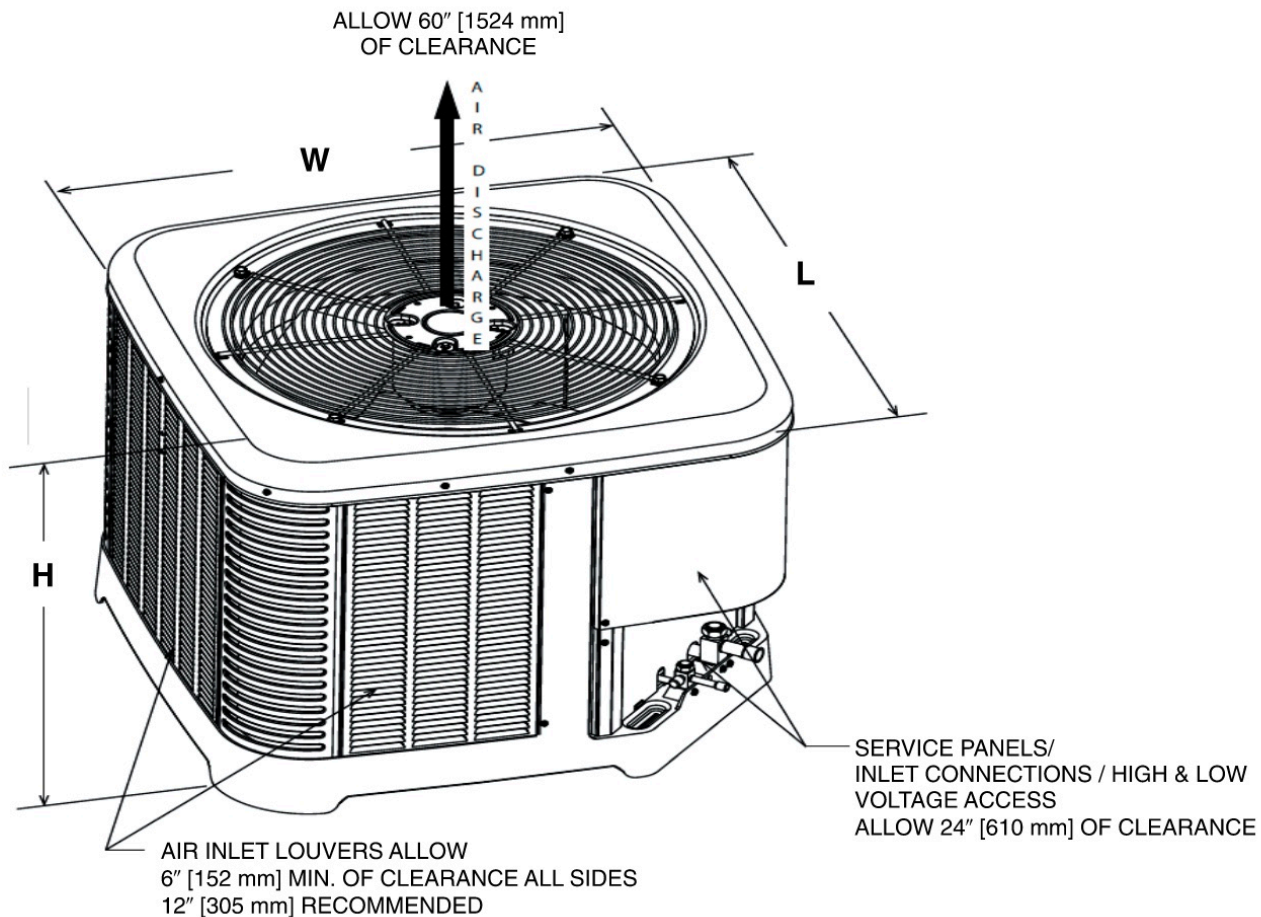
Curb appeal- Aesthetics is not lost on our new Classic® Series. Our air conditioners look as good as they operate. Modern cabinet aesthetics allow your unit to put its best face forward, and a powder coat paint system provides a lasting, professional finish.

Fast and accurate installation and maintenance- means your savings start with the installation of your new unit. Our Classic® Series Air Conditioners are built to go in fast and easy. The control box is also easy to access, and a roomy diagnostic service window means maintenance calls go quickly, saving you time and money.

WARRANTY INFO!

Unit Dimensions

MODEL NO.	OPERATING						SHIPPING					
	H (Height)		L (Length)		W (Width)		H (Height)		L (Length)		W (Width)	
	INCHES	mm	INCHES	mm	INCHES	mm	INCHES	mm	INCHES	mm	INCHES	mm
RA1318	27	685	29.75	755	29.75	755	28.75	730	32.38	822	32.38	822
RA1324	25	635	29.75	755	29.75	755	26.75	679	32.38	822	32.38	822
RA1330	25	635	29.75	755	29.75	755	26.75	679	32.38	822	32.38	822
RA1336	27	685	29.75	755	29.75	755	28.75	730	32.38	822	32.38	822
RA1342	31	787	29.75	755	29.75	755	32.75	831	32.38	822	32.38	822
RA1348	27	685	33.75	857	33.75	857	28.75	730	36.38	924	36.38	924
RA1360	31	787	35.75	908	35.75	908	32.75	831	38.38	974	38.38	974









3. 92 Pleasant Street - Recommended Approval

Background: The applicant is seeking approval for replacement windows on the third floor and to remove the aluminum siding from Pleasant and Court Streets.

Staff Comment: Recommended Approval

Stipulations:

1. _____
2. _____
3. _____

**LUHD-443**

Historic District Commission Work Session or Administrative Approval Application

Status: Active**Date Created:** Mar 9, 2022**Applicant**

Barbara Jenny
workingstiff@comcast.net
94 Pleasant St
Portsmouth, NH 03801-4505
6032347402

Location

92 PLEASANT ST
Portsmouth, NH 03801

Owner:

WORKING STIFF PROPERTIES LLC
94 PLEASANT ST PORTSMOUTH, NH 03801

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

--

Project Information**Brief Description of Proposed Work**

Replace failing third floor RIVCO replacement windows (8) and remove aluminum siding from Pleasant and Court façades

Description of Proposed Work (Planning Staff)

--

Project Representatives**Relationship to Project**

Owner

If you selected "Other", please state relationship to project.

Professional Builder

Full Name (First and Last)

Matthew Beebe

Business Name (if applicable)

MDBdesign LLC

Mailing Address (Street)

81 Lincoln Ave

City/Town

Portsmouth

State

NH

Zip Code

03801

Phone

603-234-7398

Email Address

matthewdbeebe@comcast.net

Acknowledgement**I certify that the information given is true and correct to the best of my knowledge.****By checking this box, I agree that this is equivalent to a handwritten signature and is binding for all purposes related to this transaction****I hereby certify that as the applicant for permit, I am**

Owner of this property

92-94 PLEASANT ST

admin approval application



↖ 92-94 PLEASANT ST





1. Built in 1807; burned March 28, 1890. Had a Revere

Remove aluminum siding
and
Replace old failing third
floor RIVCO 1-over-1
replacement windows
with
Green Mountain* 6-over-6
windows

*oft recommended by the HDC





< Existing conditions ^

- 3 of 8 3rd floor windows currently must be permanently locked so sashes don't fall out
- 3 storms have fallen off and hit the sidewalk

3RD FLR WINDOWS

Replace with Green Mountain Historic Remodel Replacement Windows—all 3rd floor windows.

Sash and jamb liner track applications:

“With this system we make new energy efficient sash that mimic the sightlines of the original sash. And we supply a vinyl jamb liner/sash balance system that gets applied to the existing window frame.”



No storms
No screens

*(no detail-
obstructing
reflections or
shading)*

pictured: South End historic district examples



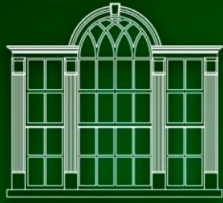
HDC REPLACEMENT WINDOW CRITERIA

windows encouraged, with greatest possibility for flexibility for alternate materials that include a profiled exterior frame and/or muntin system, preferably with a painted exterior finish

When is HDC Review Not Required?

A Certificate of Approval is not required for:

- A replacement exterior door, window or storm window, provided that it matches the historic design and materials — or if the materials used restore the original architectural features, including but not limited to the number and arrangement of window lights, use true and non-removable divided lights, and ensure that the size of window openings does not change



GREEN MOUNTAIN
WINDOW & DOOR™
COMPANY

News

HISTORIC REMODEL, HISTORIC REGISTRY & LANDMARK PROPERTY WINDOW REPLACEMENT



GREEN MOUNTAIN WINDOW SPECIALIZES IN WINDOW REPLACEMENT SOLUTIONS FOR THE NORTHEAST'S HISTORIC BUILDINGS. OUR WINDOWS ARE DESIGNED TO BLEND THE DETAILS AND PATTERNS ONCE USED BY LOCAL CRAFTSMAN IN NEW ENGLAND'S SASH MILLS WITH THE LATEST ENERGY PERFORMANCE TECHNOLOGY.



FOUR DIFFERENT REPLACEMENT SYSTEMS:

- FULL FRAME WINDOW
- INSERT "BOX" WINDOW
- SASH & TRACK BALANCE KIT
- SASH & CONCEALED BALANCE KIT



MDB DESIGN LLC

Construction Consulting
Residential Design
Residential Builds

81 Lincoln Ave. Portsmouth, N.H. 03801

603-234-7398 Mobile

CONSULTANTS

92-94 PLEASANT STREET
APT #2

RENOVATIONS TO
92-94 PLEASANT STREET
PORTSMOUTH, NH 03801

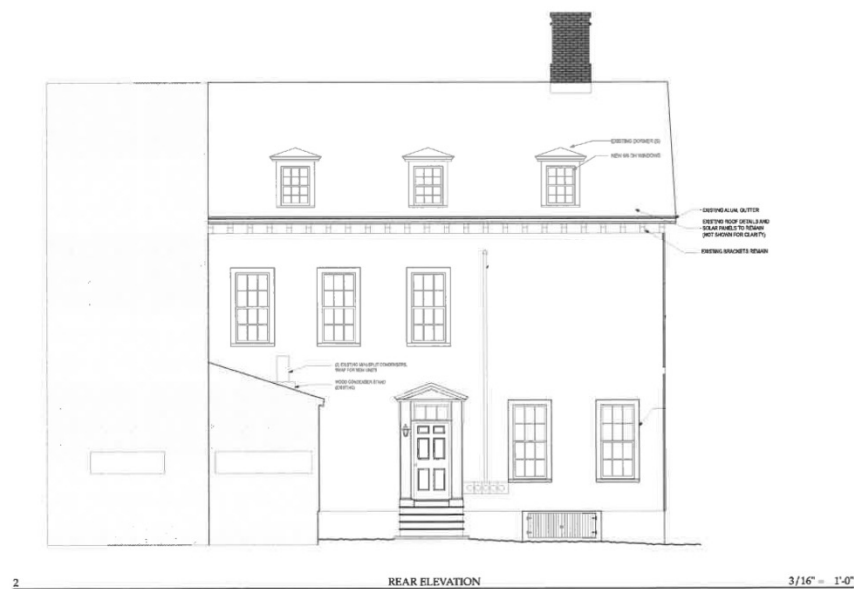
MARK	DATE	DESCRIPTION
	1/14/22	PRELIMINARY DESIGN

PROJECT NO:
MODEL FILE:
DRAWN BY:
CHKD BY:
COPYRIGHT

SHEET TITLE

ELEVATIONS

A4



REMOVAL OF ALUMINUM SIDING

- **Non-Contributing Properties** — Restoration of historic woodwork encouraged, with greater possibility for flexibility for alternate materials, particularly if appropriate for building type and construction period
- **Addition** — Exterior woodwork encouraged, particularly where highly visible from the public way, with greatest possibility for flexibility for alternate materials at areas with limited publicly visibility
- **New Construction** (Single- and double-family residences) — Exterior woodwork encouraged, particularly where highly visible from the public way, with greatest possibility for flexibility for alternate materials at areas with limited public visibility
- **New Construction** (Large-scale commercial and residential) — Exterior woodwork encouraged, particularly where highly visible from the public way, aluminum trim possible at masonry clad buildings with appropriate detailing

When is HDC Review Not Required?

A Certificate of Approval is not required for:

- The maintenance, repair or replacement of exterior wood siding, shingles, trim or ornament, provided that the same design and materials are used — or if the materials used **restore the original architectural features**, including but not limited to the dimensions, profiles, joints and **painted finish**
- The painting or repainting of exterior woodwork at buildings or structures

The HDC encourages:

- **Retaining and maintaining existing exterior woodwork including siding**, shingles, trim and ornament
- Repairing or replacing wood siding, shingles, trim and ornament in-kind using wood material of the same size, dimensions and profiles as the existing
- Following guidelines for maintenance and repair of historic wood trim and ornament as outlined in the *Exterior Wood Checklist*, page 05-3
- Applying a painted finish to all exterior woodwork and composite materials, with appropriate type of paint for material and color appropriate to the building style (Refer to *Exterior Paint, Guidelines for Exterior Maintenance*, page 03-14)

If replacement of exterior woodwork is warranted, the HDC may allow:

- Using modern fiber-cement and PVC composite materials as an alternative to wood only in locations where rot is a severe problem, and there is minimal visibility from the public way

The HDC discourages:

- Removing or replacing wood siding, shingles, trim, ornament and decorative elements such as brackets, spindles, cornices, columns, posts, etc.
- Installing fiber-cement siding or PVC trim at areas visible from the public way
- Installing vinyl siding or capping in lieu of wood as a building material
- Installing aluminum siding or capping over exterior woodwork

SIDING EXISTING CONDITIONS



4. 284 New Castle Avenue - Recommended Approval

Background: The applicant is seeking approval for the installation of an outdoor shower area, surrounded by a cedar enclosure.

Staff Comment: Recommended Approval

Stipulations:

1. _____
2. _____
3. _____

**LUHD-442**

Historic District Commission Work Session or Administrative Approval Application

Status: Active**Date Created:** Mar 9, 2022**Applicant**

Michael Millikan
michael.millikan@icloud.com
284 New Castle Ave
Portsmouth, NH 03801
6092739388

Location

284 NEW CASTLE AVE
Portsmouth, NH 03801

Owner:

LEON KAREN B
1218 RIVER RD TITUSVILLE, NJ 08560

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

--

Project Information**Brief Description of Proposed Work**

Installation of outside shower with Cedar Enclosure

Description of Proposed Work (Planning Staff)

--

Project Representatives**Relationship to Project**

Other

If you selected "Other", please state relationship to project.

Domestic Partner

Full Name (First and Last)

Michael Millikan

Business Name (if applicable)

--

Mailing Address (Street)

284 New Castle Ave

City/Town

Portsmouth

State

NH

Zip Code

03801

Phone

6092739388

Email Address

michael.millikan@icloud.com

Acknowledgement**I certify that the information given is true and correct to the best of my knowledge.****By checking this box, I agree that this is equivalent to a handwritten signature and is binding for all purposes related to this transaction****I hereby certify that as the applicant for permit, I am**

Other

HDC Administrative Approval Request
Outside Shower with Natural Cedar Enclosure
For
284 New Castle Ave

Property Owner: Karen Leon
Submitted By: Mike Millikan

We are requesting approval for the installation of an outside shower with a natural unfinished cedar enclosure that will match the materials and style of current fencing on our property at 284 New Castle Ave.

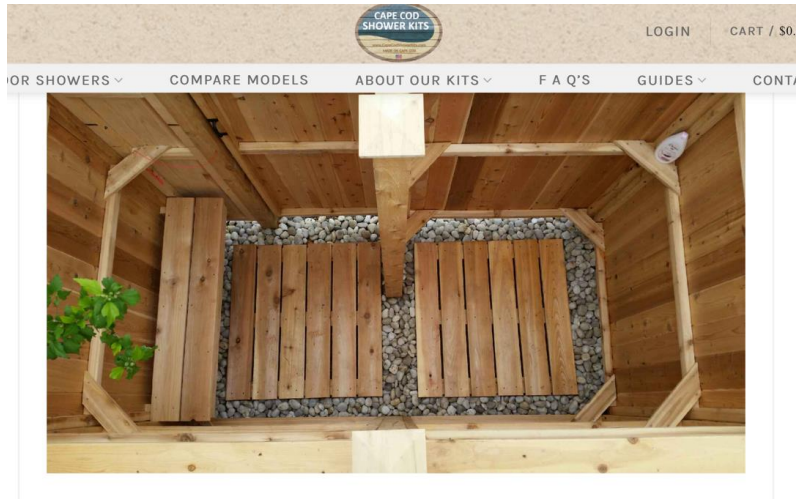
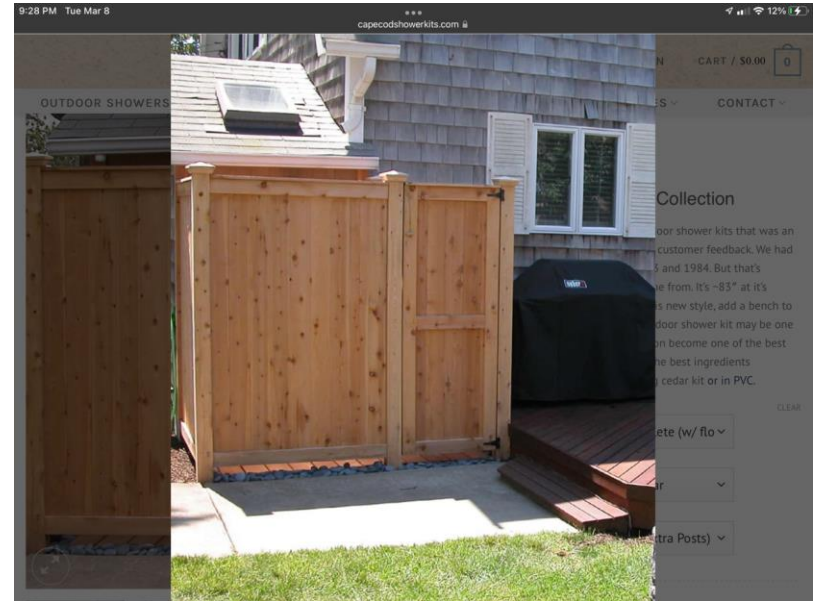
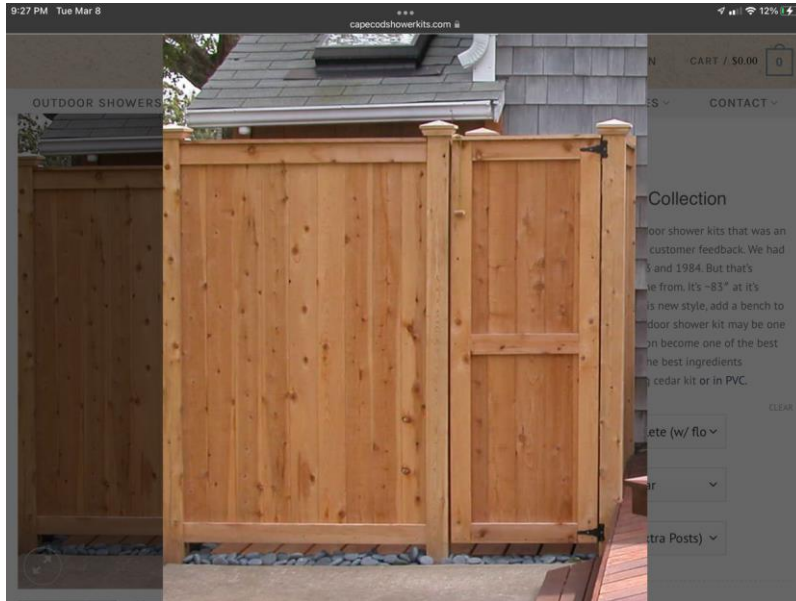
We have selected a manufacturer in MA for the enclosure, Cape Cod Shower Kits. <https://capecodshowerkits.com/pc/outdoor-shower-enclosures/outdoor-showers-83-styles/> The kits are delivered with the cedar tongue and groove panels pre-assembled and is well suited for a homeowner DIY project. All plumbing will be completed by Perry Plumbing and in compliance with all local codes and permitting requirements.

The link above is for the basic style we have selected “the 83” but we will be ordering a custom size 36” x 72” as the standard is much bigger and would expose a much larger profile to the street, which we want to avoid. The appearance will be that of a simple cedar storage area, very similar to that already installed on the right side of the house that shields our HVAC equipment from the street view.

The location we have selected, along the right side of the garage is the only viable location. It is close to previously installed sewer and water lines. The back and left side of the garage have already received significant BOA setback exceptions. The back of the house offers no options because of the positioning of the basement bulkhead, back entrance and windows.

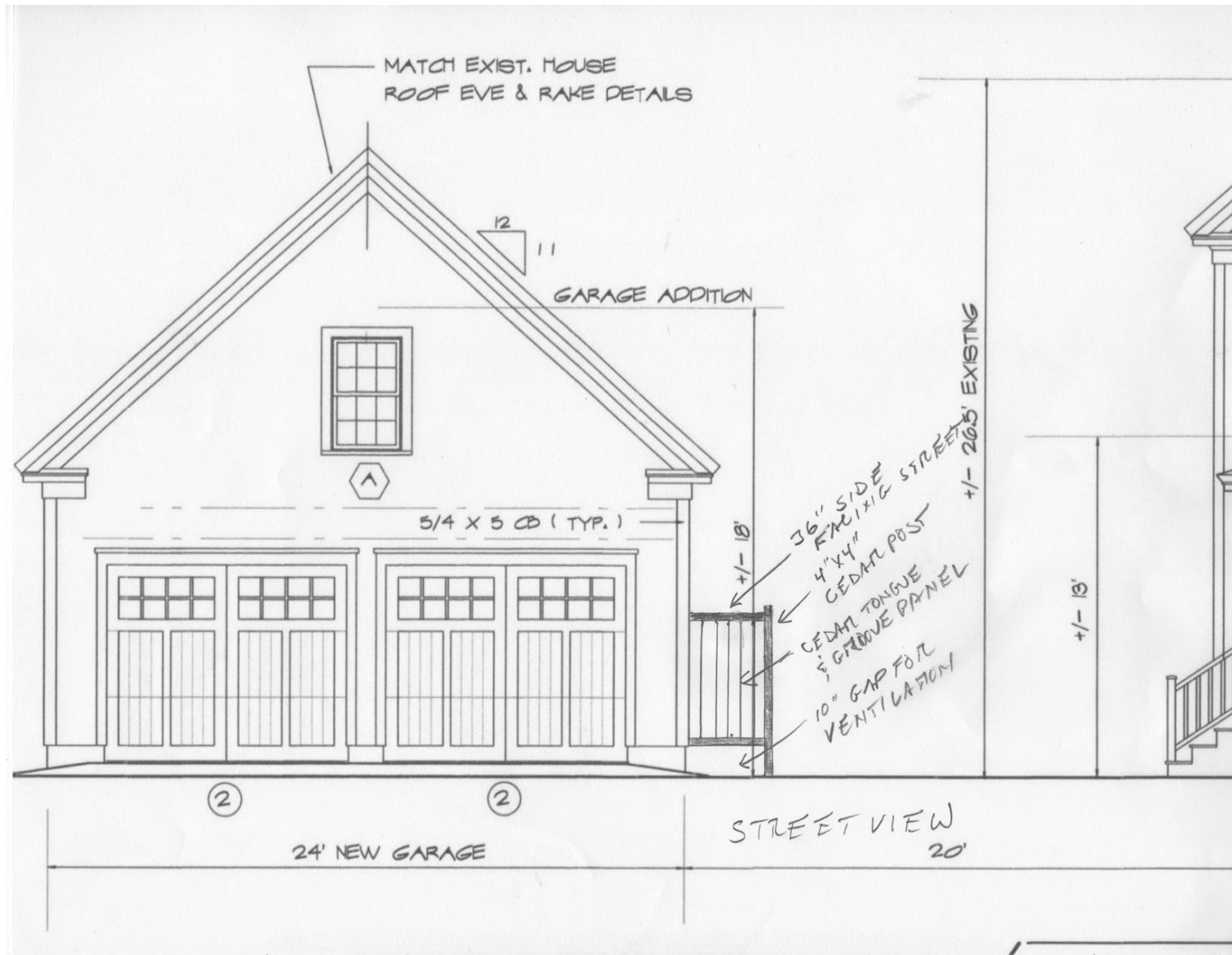
We are avid boaters and beachgoers, and the addition of an outside shower offers great utility and is very appropriate for a seashore home. Our previous project, approved by the HDC, for the addition of a front porch and detached garage have generated overwhelming compliments from the community. We are very sensitive to creating and preserving an inviting and historically appropriate streetscape and we believe that our approach to this project is consistent with that objective. Thank you for your consideration.

Manufacturer Photos

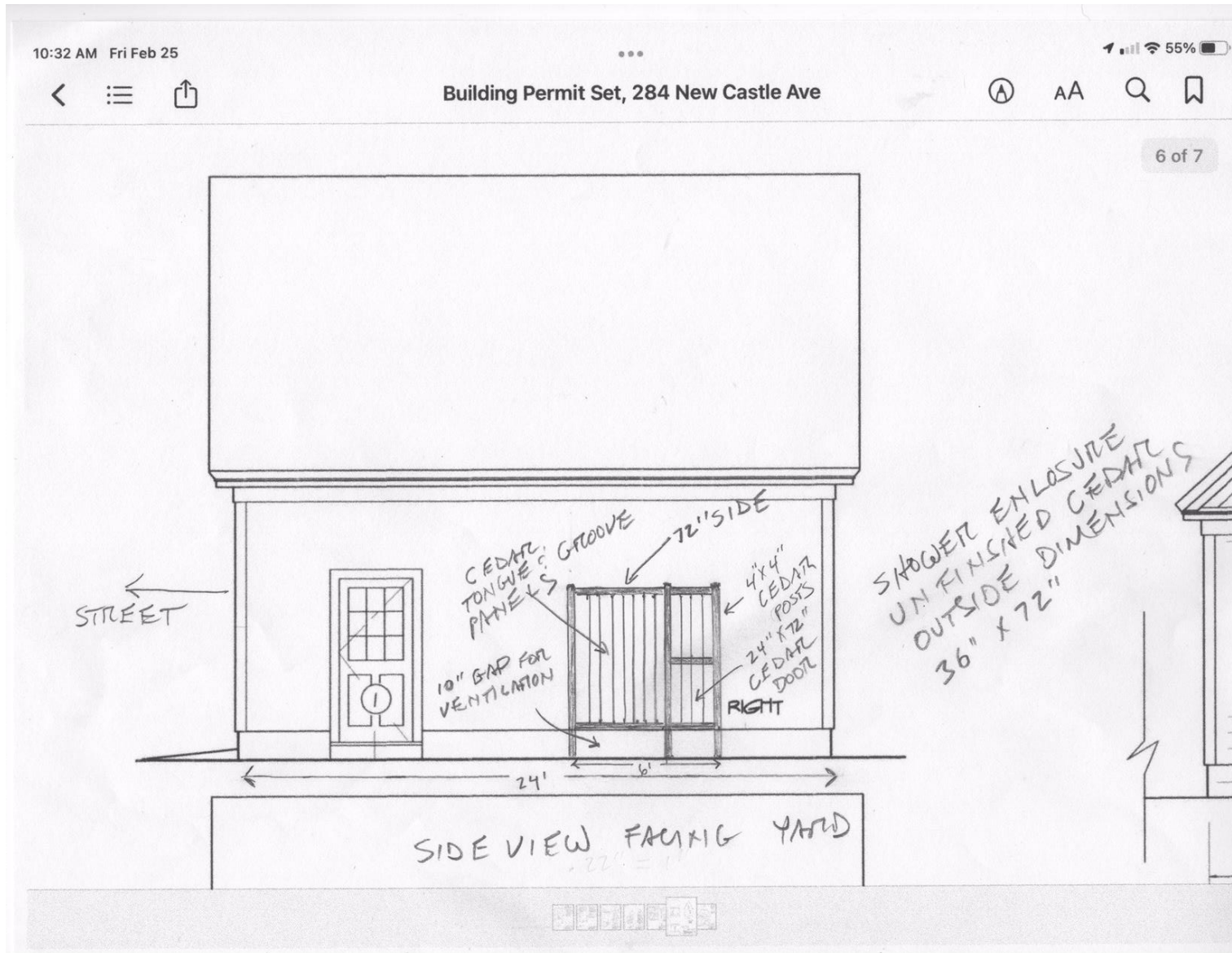


This is very close to the appearance and configuration of the shower we propose to install. There will be a drain pan tied to the previously installed sewer line to the garage. The pan will be topped with cedar as shown, surrounded by $\frac{3}{4}$ blue stone consistent with and incorporated into the existing drip line.

Design Drawing – Street View



Design Drawing – Side View



Current Streetscape



The natural cedar shower enclosure will be behind and partially obscured by the cedar picket fence and will blend in with the cedar stockade fence at the back.



The natural cedar shower enclosure will be consistent in appearance with the previously approved cedar fence installed on the right side of the house.

5. 137 Daniel Street, Unit #D301 - Recommended Approval

Background: The applicant is seeking approval for the replacement of a wood door, with a slightly different wood replacement.

Staff Comment: Recommended Approval

Stipulations:

1. _____
2. _____
3. _____

**LUHD-439**

Historic District Commission Work Session or Administrative Approval Application

Status: Active**Date Created:** Mar 1, 2022**Applicant**

Kevin McCann
kevin.j.mccann@morganstanley.com
137 Daniel St.
Unit 301
Portsmouth, NH 03801
603-860-4037

Location

137 DANIEL ST Unit D301
Unit D301
Portsmouth, NH 03801

Owner:

MCCANN JANET M & MCCANN KEVIN J
137 DANIEL ST UNIT D301 PORTSMOUTH, NH 03801

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

137 Daniel Street

Project Information**Brief Description of Proposed Work**

Replace front door of our condo building (Piscataqua Landing Condo) at 137 Daniel Street. The seal on the glass was broken and we are replacing it with the same door.

Description of Proposed Work (Planning Staff)

--

Project Representatives**Relationship to Project**

Other

If you selected "Other", please state relationship to project.

member of Board of Directors

Full Name (First and Last)

Kevin McCann

Business Name (if applicable)

--

Mailing Address (Street)

137 Daniel St

City/Town

Portsmouth

State

NH

Zip Code

03801

Phone

603-860-4037

Email Address

kevin.j.mccann@morganstanley.com

Relationship to Project

Other

If you selected "Other", please state relationship to project.

Sales Rep Ricci Lumber

Full Name (First and Last)**Business Name (if applicable)**

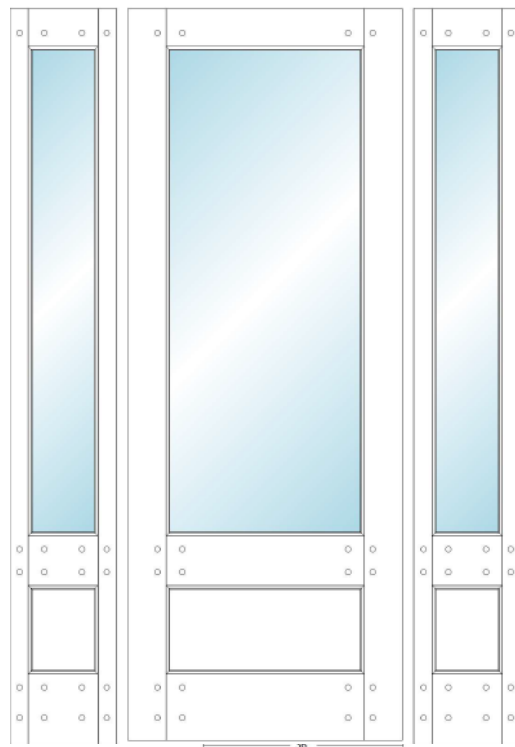
QUOTE #: 1374645-100
DATE: 10/28/2021
QUOTE VALID FOR 30 DAYS

77501 Nantucket

SERIES: Nantucket® Collection
DOOR DESIGN: 77501
QUANTITY: 1
*Door subject to additional lead time.

DOOR SPECIFICATIONS

SPECIES: Mahogany (Sapele)
WOOD GRADE: Select
WIDTH: 3'-0"
HEIGHT: 8'-0"
THICKNESS: 1 3/4"
PROFILE: Ovolo Sticking
GLASS: Clear / Low-E with Argon w/ Film
PANEL: 3/4" Flat
ADDITIONAL OPTIONS:
Cartoned



Proposed replacement door



Existing Door

6. 35 Bow Street

- Recommended Approval

Background: The applicant is seeking approval for the removal and replacement of mechanical equipment to a different location.

Staff Comment: Recommended Approval

Stipulations:

1. _____
2. _____
3. _____



03/31/2022

LUHD-446

Historic District Commission Work Session or Administrative Approval Application

Status: Active**Date Created:** Mar 16, 2022**Applicant**

Peter Labrie
peterlabrie@yahoo.com
PO Box 300
Rye, New Hampshire 03870
603-661-9090

Location

35 BOW ST
Portsmouth, NH 03801

Owner:

33-47 BOW STREET LLC
549 ROUTE 1 BYPASS PORTSMOUTH, NH 03801

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

35 Bow Street

Project Information**Brief Description of Proposed Work**

We would like to remove a condenser currently installed in the hallway outside of the kitchen and add it to the existing screened area off the back of the building. This will allow us to operate the walk-in cooler without the additional heat generated in its current location.

Description of Proposed Work (Planning Staff)

--

Project Representatives**Relationship to Project**

Other

If you selected "Other", please state relationship to project.

Consultant

Full Name (First and Last)

Louis Hamel

Business Name (if applicable)

--

Mailing Address (Street)

11 Sunny Crest Rd

City/Town

York

State

Maine

Zip Code

03909

Phone

207-451-7253

Email Address

louis@louishameldesign.com

Relationship to Project

Other

If you selected "Other", please state relationship to project.

Contractor

Full Name (First and Last)

Tim Mills

Business Name (if applicable)

Joe Warren and Sons

Existing Ice
Machine
Condenser

Existing Wood
Blocking



Rio
Proposed addition

New walk-in
Condenser

Existing Ice
Machine
Remains in
place



7. 414 State Street - TBD

Background: The applicant is seeking approval for the installation of HVAC equipment on the second floor.

Staff Comment: TBD

Stipulations:

1. _____
2. _____
3. _____

**LUHD-449**

Historic District Commission Work Session or Administrative Approval Application

Status: Active**Date Created:** Mar 22, 2022**Applicant**

Jeremiah Comeford
jeremiah@prohvac1.com
PO Box 1173
Dover, NH 03821
603-743-4822

Location

414 STATE ST Unit 4
Unit 4
Portsmouth, NH 03801

Owner:

PIEL CARL-HENRY & KENDALL-PIEL COLLEEN
414 STATE ST UNIT 4 PORTSMOUTH, NH 03801

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

--

Project Information**Brief Description of Proposed Work**

Install a ductless heat pump in the 2nd floor front living room on the inside back wall of the room. Install Fortress pipe chase down the outside wall to the condenser on a heat pump stand on the right side of the building. Enclose the condenser and stand. Paint the Fortress the same color as the building.

Description of Proposed Work (Planning Staff)

--

Project Representatives**Relationship to Project**

Other

If you selected "Other", please state relationship to project.

installation contractor

Full Name (First and Last)

Mike Meserve

Business Name (if applicable)

Prohvac LLC

Mailing Address (Street)

PO Box 1173

City/Town

Dover

State

NH

Zip Code

03821

Phone

603-507-0908

Email Address

jeremiah@prohvac1.com

Acknowledgement**I certify that the information given is true and correct to the best of my knowledge.****By checking this box, I agree that this is equivalent to a handwritten signature and is binding for all purposes related to this transaction**

414 State
2nd floor Apt 4

Back
30' x 4' 6"

Mike Moran
603-507-0908
PMGL-21-308

570 sq ft



Front door

2nd floor

State St -

has a central baseboard
heating system in this
condo.

APPROXIMATELY
APPROXIMATELY

driveway
414 State St Unit 4
Portsmouth NH

2nd floor

Pier

Manual S+J for 2nd floor condo
only heat pump for living room
- no central system
- this has 16" blow in
- walls very poor insulation

Untitled Map

Write a description for your map.

Legend

414 State Street



PM 6-21-308

1 December 2021

Portsmouth Historic District Commission

To Whom it may concern,

I have asked Michael Reserve of PRO HVAC to contact you directly regarding the permits required to install a heating/cooling system on my property located at:

414 State Street, Suite 4 Portsmouth, NH 03801

If you have any questions or concerns, please feel free to contact me directly at:
603-767-6513

Or to contact Micheal Meserve at:
603-507-0908

with kind regards,



Colleen Kendall-Piel
414 State Street, Suite 4
Portsmouth, NH 03801
603-767-6513
colleenpiel@masiello.com, ckp13@comcast.net

3 1/2" brown Fortress
pipe chase



fire escape



Front

stand flange foot 27" from stone



Fortress 3 1/2" wide
brown plastic pipe

Brown on red bubble



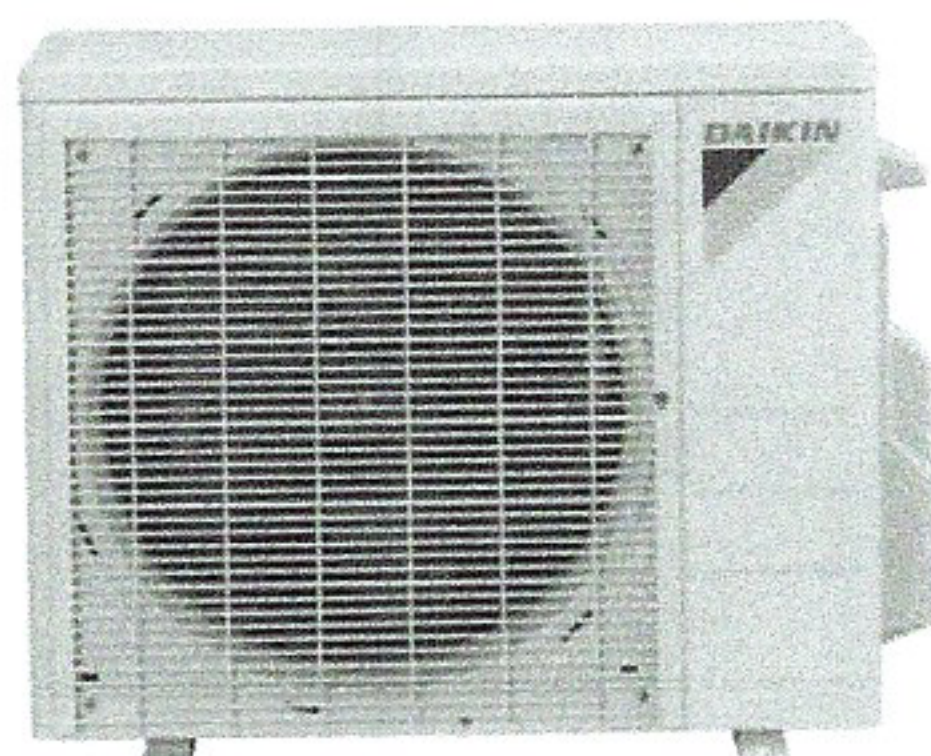
unit $21\frac{9}{16}$ high
stand 12" high

Total - $33\frac{9}{16}$ high
from ground

Job Name:	
Tag#	



Submittal Data Sheet	FTX09NMVJU / RX09NMVJU
0.75-Ton Wall Mounted Heat Pump System	



Complete warranty details available from your local dealer or at www.daikincomfort.com. To receive the 12-Year Parts Limited Warranty, online registration must be completed within 60 days of installation. Online registration is not required in California or Quebec. If product is installed in a commercial application, limited warranty period is 5 years.

Indoor Specifications

Airflow Rate (cfm)	Cooling		Heating	
	H	M	H	M
	417	297	403	328
	L	SL	L	SL
	244	141	251	215
Sound (dBA) H / M / L / SL	43 / 36 / 30 / 19		43 / 36 / 29 / 25	
Dimensions (H × W × D) (in)		11-1/4 × 30-5/16 × 8-3/4		
Weight (Lbs)		18		

Outdoor Specifications

Compressor	Hermetically Sealed Swing Type			
Refrigerant	R-410A			
Refrigerant Oil	PVE (FVC50K)			
Airflow Rate (cfm)	Cooling		Heating	
	H		H	
	1,102		1,006	
	SL	1,035	SL	918
Sound Power Level (dBA)	46 / 48			
Dimensions (H x W x D) (in)	21-5/8 x 26-9/16 x 11-3/16			
Weight (Lbs)	55			

Efficiency

Cooling		Heating	
SEER	19	HSPF	9.0
EER	12.5	COP	4.06

Performance

Cooling (Btu/hr)	
Rated (Min/Max)	9,000 (4,400 / 10,200)
Sensible @ AHRI	8,170
Moisture Removal gal/h	.32
Standard Operating Range	50°F – 115°F
Extended Operating Range*	-4°F – 115°F

Rated Cooling Conditions: Indoor: 80°F DB/67°F WB
Outdoor: 95°F DB/75°F WB

*With field settings and wind baffle

Heating (Btu/hr)	
1: @ 47° Rated (Min/Max)	10,000 (4,400 / 13,000)
2: @ 17° Rated	6,000
3: @ 5° Max	4,470
Operating Range	5°F – 65°F

1: Rated Heating Conditions: Indoor: 70°F DB/60°F WB
Outdoor: 47°F DB/43°F WB
2: Rated Heating Conditions: Indoor: 70°F DB/60°F WB
Outdoor: 17°F DB/15°F WB
3: Rated Heating Conditions: Indoor: 70°F DB/60°F WB
Outdoor: 5°F DB/5°F WB

Electrical

	208/60/1	230/60/1
System MCA	12.1	12.1
System MFA	15	15
Compressor RLA	8.5	8.5
Outdoor fan motor FLA	.13	.13
Outdoor fan motor W	14	14
Indoor fan motor FLA	.20	.20
Indoor fan motor W	21	21

MFA: Max. fuse amps MCA: Min. circuit amps (A) FLA: Full load amps (A)
RLA: Rated load amps (A) W: Fan motor rated output (W)

Piping

Liquid (in)	1/4
Gas (in)	3/8
Drain (in)	5/8
Max. Interunit Piping Length (ft)	65.625
Max. Interunit Height Difference (ft)	49.25
Chargeless (ft)	32.8
Additional Charge of Refrigerant (oz/ft)	.21

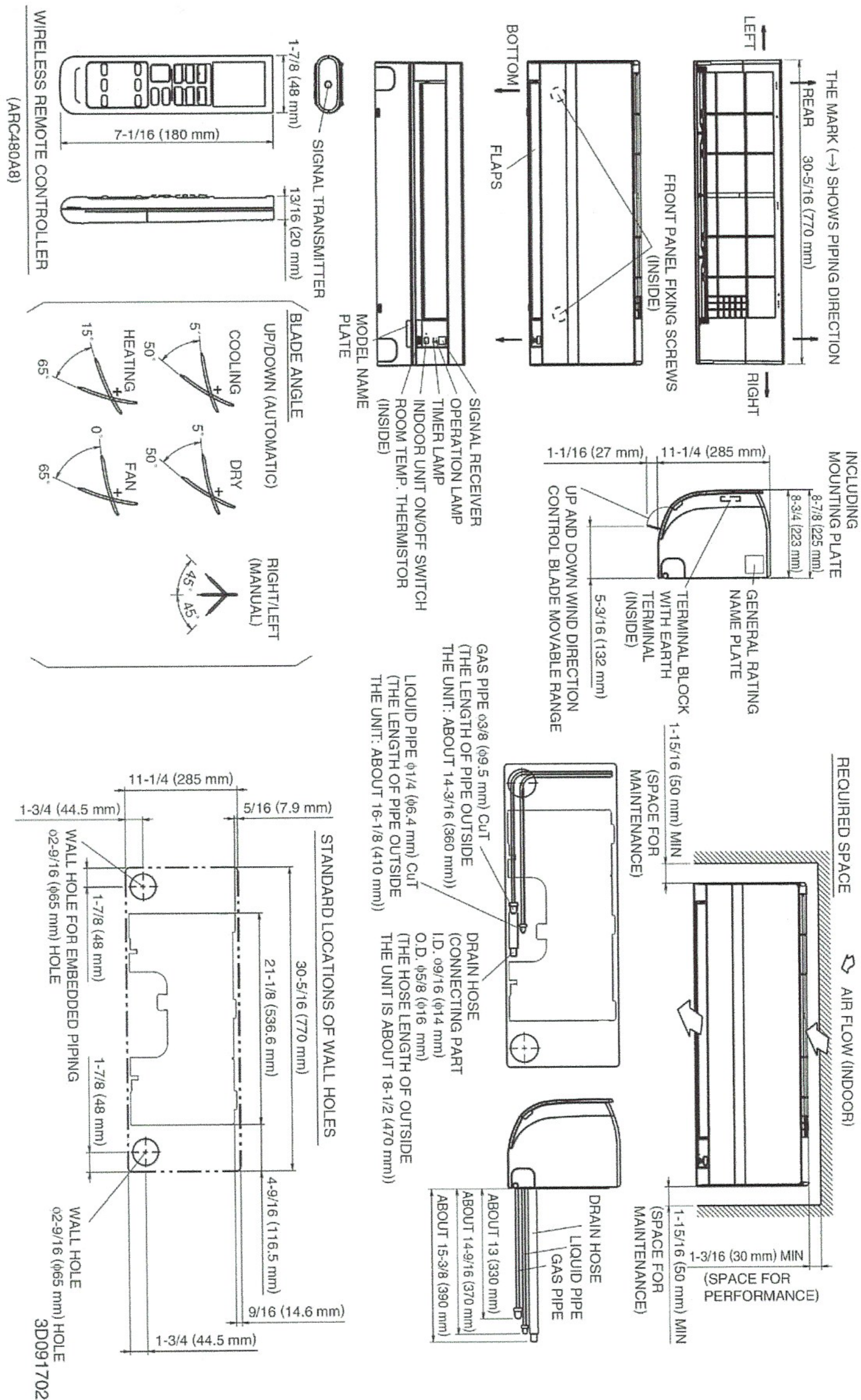
Daikin North America LLC 5151 San Felipe, Suite 500 Houston, TX 77056

(Daikin's products are subject to continuous improvements. Daikin reserves the right to modify product design, specifications and information in this data sheet without notice and without incurring any obligations)

Submittal Creation Date: July 2017

Page 1 of 4

FTX09NMVJU Dimensional Data



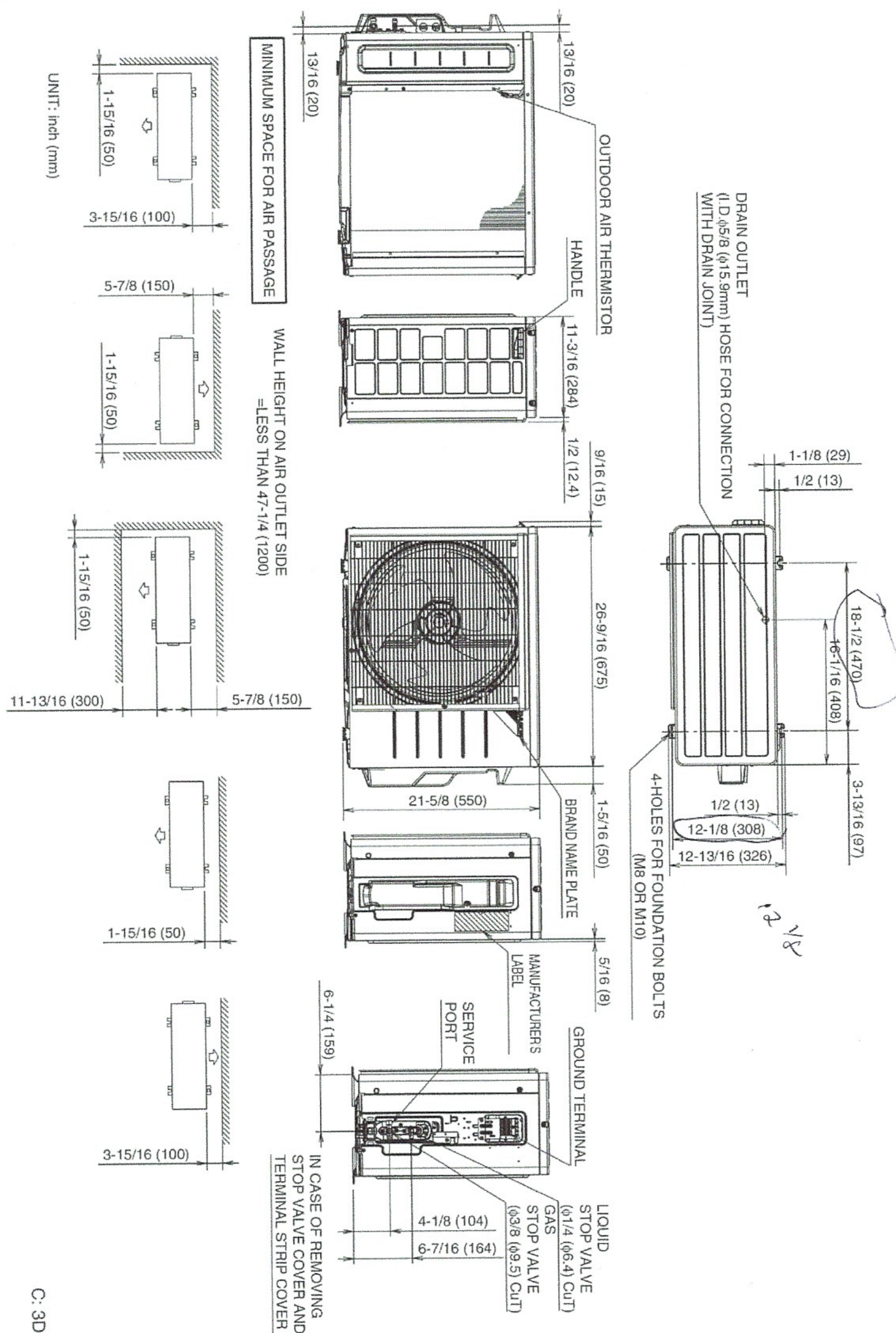
Daikin North America LLC 5151 San Felipe, Suite 500 Houston, TX 77056

(Daikin's products are subject to continuous improvements. Daikin reserves the right to modify product design, specifications and information in this data sheet without notice and without incurring any obligations)

Submittal Creation Date: July 2017

RX09NMVJU Dimensional Data

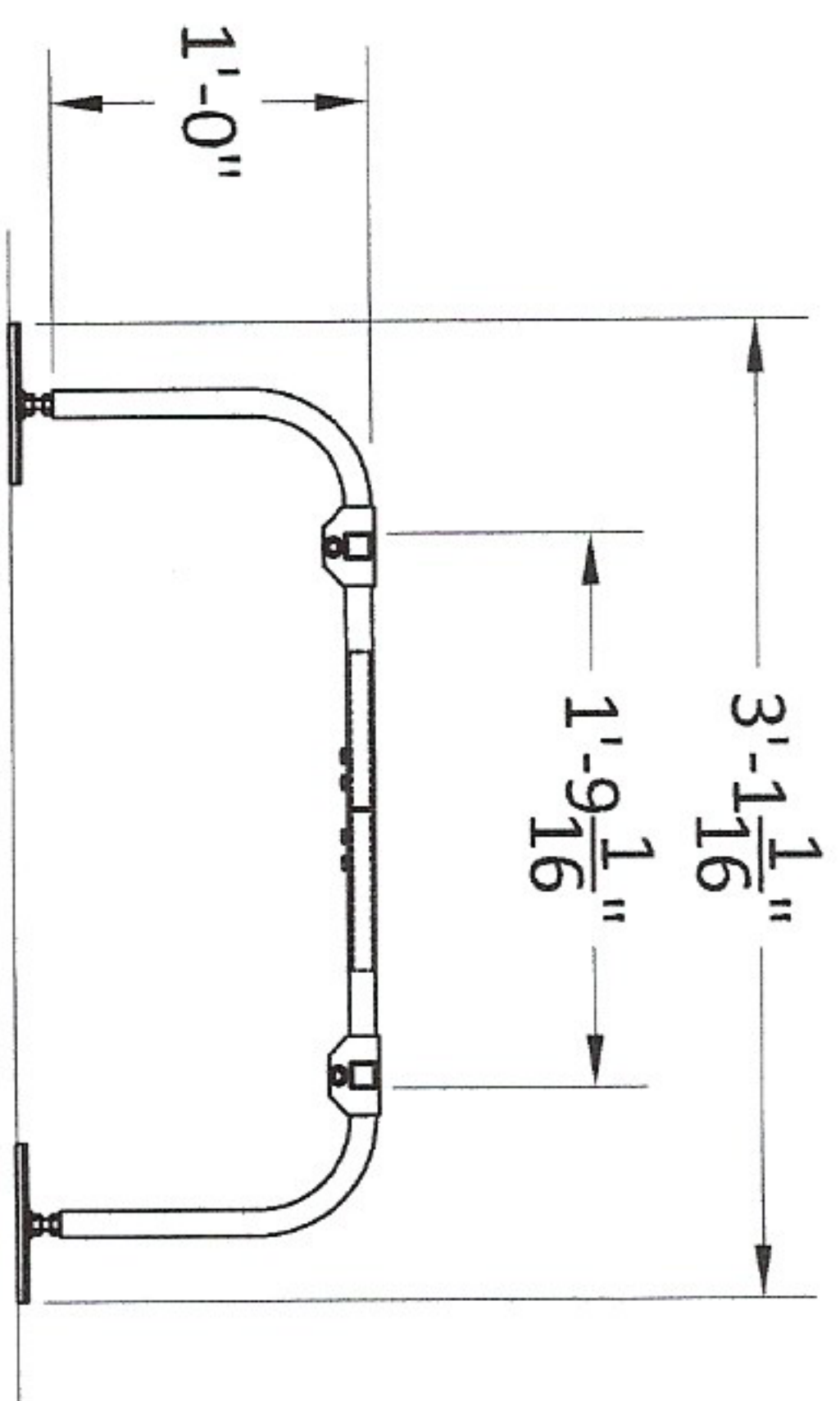
DAIKIN



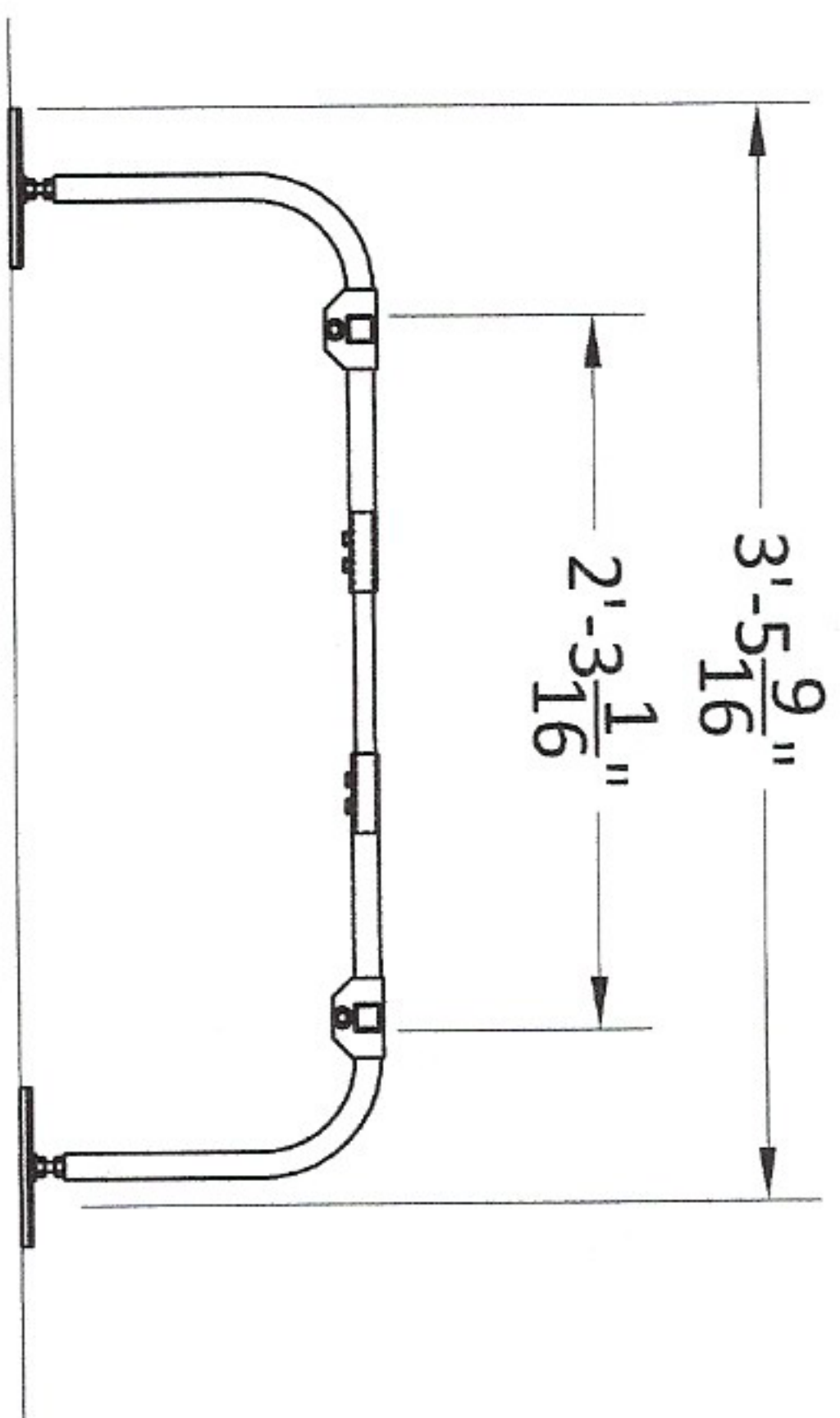
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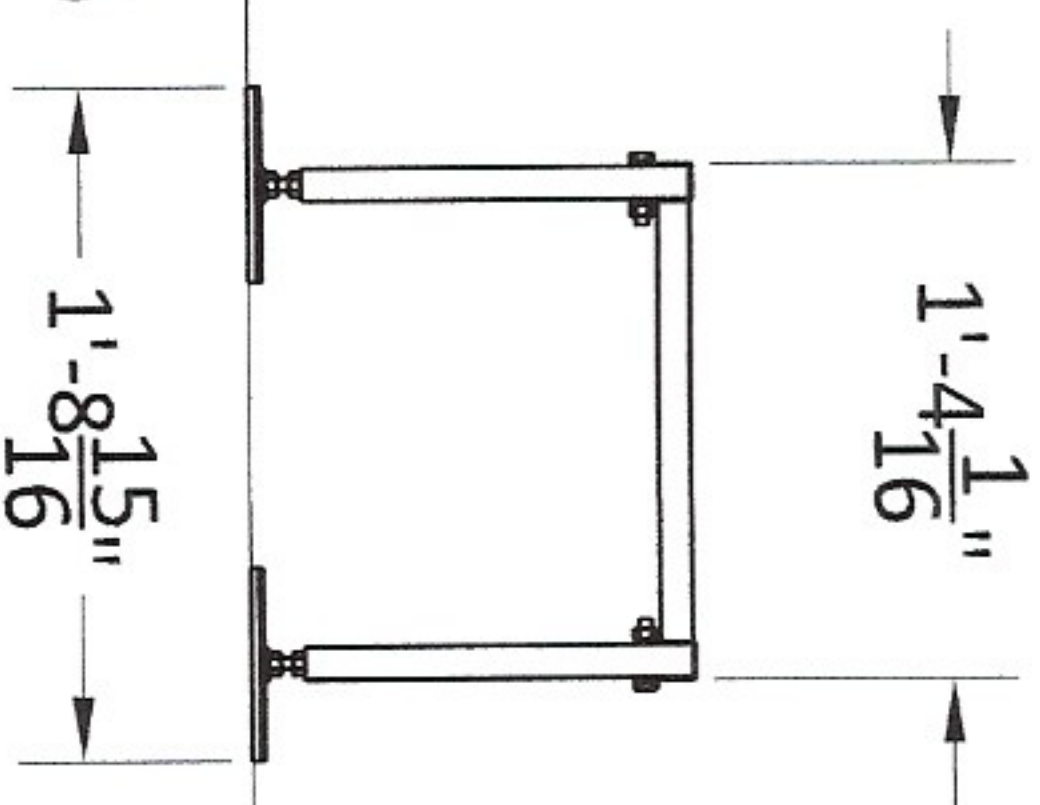
Submittal Creation Date: July 2017



Side View - Retracted



Side View - Expanded



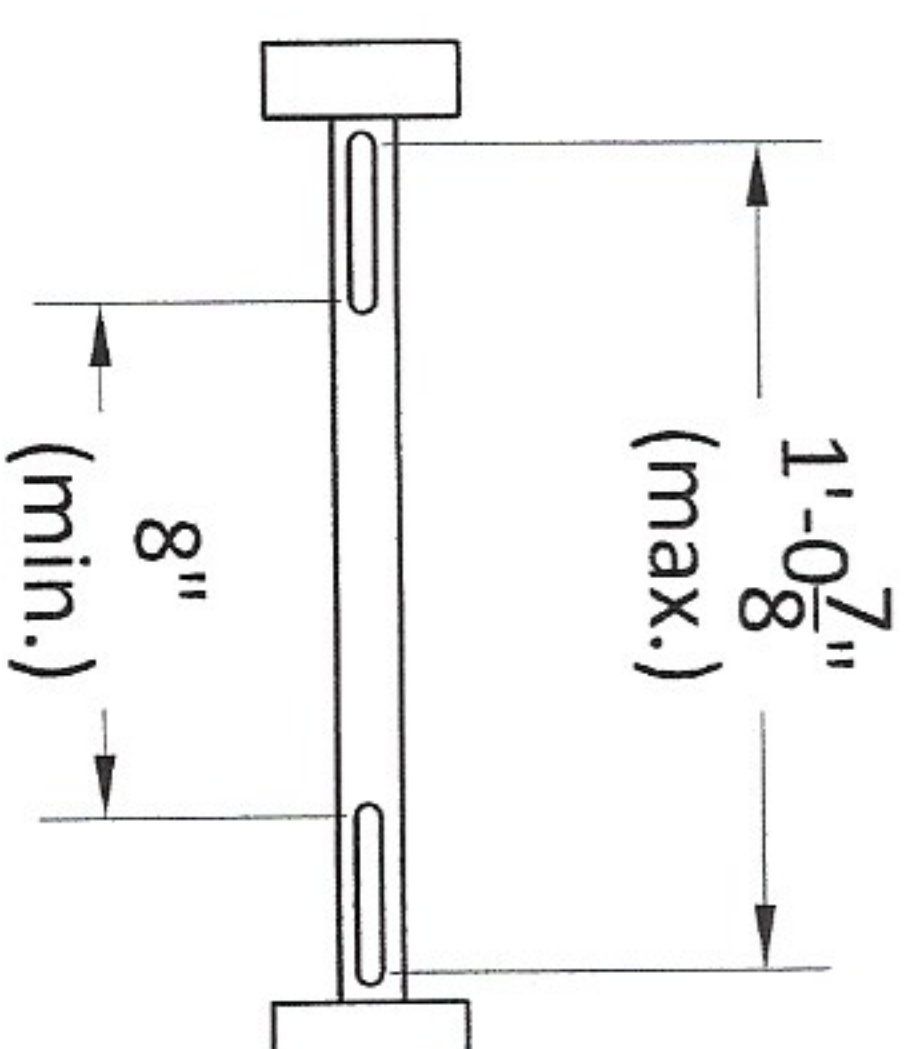
*pieces per unit
from line 34*

1' 3 1/2" building

34' 37" building to outer flange

End View - Fixed

(Showing Range of Bolt Spacing)



Spacer Bar Detail

QUICK-SLING

ASSEMBLY DRAWING
"MINI-SPLIT 12"
ADJUSTABLE STAND - THIN
MODEL NO. QSMS1200

www.quick-sling.com
email: info@quick-sling.com
fax: 1-(800)-699-0423

Quick Sling, LLC
391 W. Water Street
Taunton, MA 02780
1-(800)-699-0543



Certificate of Product Ratings

AHRI Certified Reference Number : 205132630

Date : 12-29-2021

Model Status : Active

AHRI Type : HRCU-A-CB-O (Mini-Split Heat Pump, with Remote Outdoor Unit Air-Source, Free Delivery)

Series Name : Wind-Free™ 2.0

Outdoor Unit Brand Name : SAMSUNG

Outdoor Unit Model Number : AR09TSFABWKX

Indoor Type : Mini-Splits (Non-Ducted)

Indoor Model Number(s) : AR09TSFABWKN

Rated as follows in accordance with the latest edition of AHRI 210/240 - 2017 with Addendum 1, Performance Rating of Unitary

Air-Conditioning & Air-Source Heat Pump Equipment and subject to rating accuracy by AHRI-sponsored, independent, third party testing:

Cooling Capacity (A2) - Single or High Stage (95F), btuh : 9000

SEER : 24.50

EER (A2) - Single or High Stage (95F) : 15.50

Heating Capacity (H12) - Single or High Stage (47F) : 11000

HSPF (Region IV) : 12.50

Sold in? : USA, Canada



†"Active" Model Status are those that an AHRI Certification Program Participant is currently producing AND selling or offering for sale; OR new models that are being marketed but are not yet being produced. "Production Stopped" Model Status are those that an AHRI Certification Program Participant is no longer producing BUT is still selling or offering for sale. Ratings that are accompanied by WAS indicate an involuntary re-rate. The new published rating is shown along with the previous (i.e. WAS) rating.

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CERTIFICATE VERIFICATION

The information for the model cited on this certificate can be verified at www.ahridirectory.org, click on "Verify Certificate" link and enter the AHRI Certified Reference Number and the date on which the certificate was issued, which is listed above, and the Certificate No., which is listed at bottom right.

©2021 Air-Conditioning, Heating, and Refrigeration Institute



CERTIFICATE NO.:

132852879816090613

Sales Consultant:

Job#: 122921-Pro HVAC

Date: 12/29/2021

Heat Pump (Average Load Procedure)

Design Conditions

Location:	Portsmouth Pease International Tradeport,		Elevation:	102 ft	Daily Range:	Medium
Input Data:	Outdoor Dry Bulb	Indoor Dry Bulb	Latitude:	43° N	Design Grains:	26
Summer:	95	72	Heated Area	345 Sq.Ft.		
Winter:	5	72	Cooled Area	345 Sq.Ft.		

Heat/Loss Summary (July Heat Load Calculations)

	Gross Area	Loss	Sensible Gain	Latent Gain
Walls	304	1708	870	0
Windows	41.25	1575	1565	0
Doors	0	0	0	0
Ceilings	184	752	673	0
Skylights	0	0	0	0
Floors	0	0	0	0
Room Internal Loads		0	1024	0
Blower Load			0	0
Hot Water Piping Load		0	0	0
Winter Humidification Load		725	0	0
Infiltration		2456	442	309
Ventilation		0	0	0
Duct Loss/Gain EHLF=0 ESGF=0		0	0	0
AED Excursion		n/a	262	n/a
Subtotal		7216	4836	309



Approved ACCA
MJ8 Calculations

Total Heating	7216	Btuh	
Total Cooling	5145	Btuh	14 Linear ft. of Hydronic Baseboard

*Calculations are based on the ACCA Manual J 8th Edition and are approved by ACCA. All computed calculations are estimates based on building use, weather data, and inputted values such as R-Values, window types, duct loss, etc. Equipment selection should meet both the latent and sensible gain as well as building heat loss.

This application has glass areas that produce relatively large cooling loads for part of the day. Variable air volume devices may be required to overcome spikes in solar load for one or more rooms. A zoned system may be required, or some rooms may require zone control (provided by individual, motorized, thermostatically controlled dampers).

FW Webb Company
 218 Knox Marsh Road - Dover, New Hampshire 03820
 603-749-3100 - lyman@fwwebb.com

Residence at 414 State Street Unit 4
 414 State Street Unit 4
 Portsmouth, NH 03801

Sales Consultant:

Job#: 122921-Pro HVAC

Date: 12/29/2021

Living Room (Average Load Procedure)

Design Conditions

Location: Portsmouth Pease International Tradeport,	Elevation: 102 ft	Daily Range: Medium
Input Data: Outdoor Dry Bulb	Indoor Dry Bulb	Latitude: 43° N
Summer: 95	72	Heated Area 345 Sq.Ft.
Winter: 5	72	Cooled Area 345 Sq.Ft.

Heat/Loss Summary (July Heat Load Calculations)

	Gross Area	Loss	Sensible Gain	Latent Gain
Walls	304	1708	870	0
Windows	41.25	1575	1565	0
Doors	0	0	0	0
Ceilings	184	752	673	0
Skylights	0	0	0	0
Floors	0	0	0	0
Room Internal Loads		0	1024	0
Blower Load		725	0	0
Hot Water Piping Load			0	0
Winter Humidification Load			0	0
Infiltration		2456	442	309
Ventilation		0	0	0
Duct Loss/Gain		0	0	0
AED Excursion		n/a	262	n/a
Subtotal		7216	4836	309



**Approved ACCA
MJ8 Calculations**

Total Heating	7216	Btuh	
Total Cooling	5145	Btuh	14 Linear ft. of Hydronic Baseboard

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FW Webb Company

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603-749-3100 - lyman@fwwebb.com

Residence at 414 State Street Unit 4
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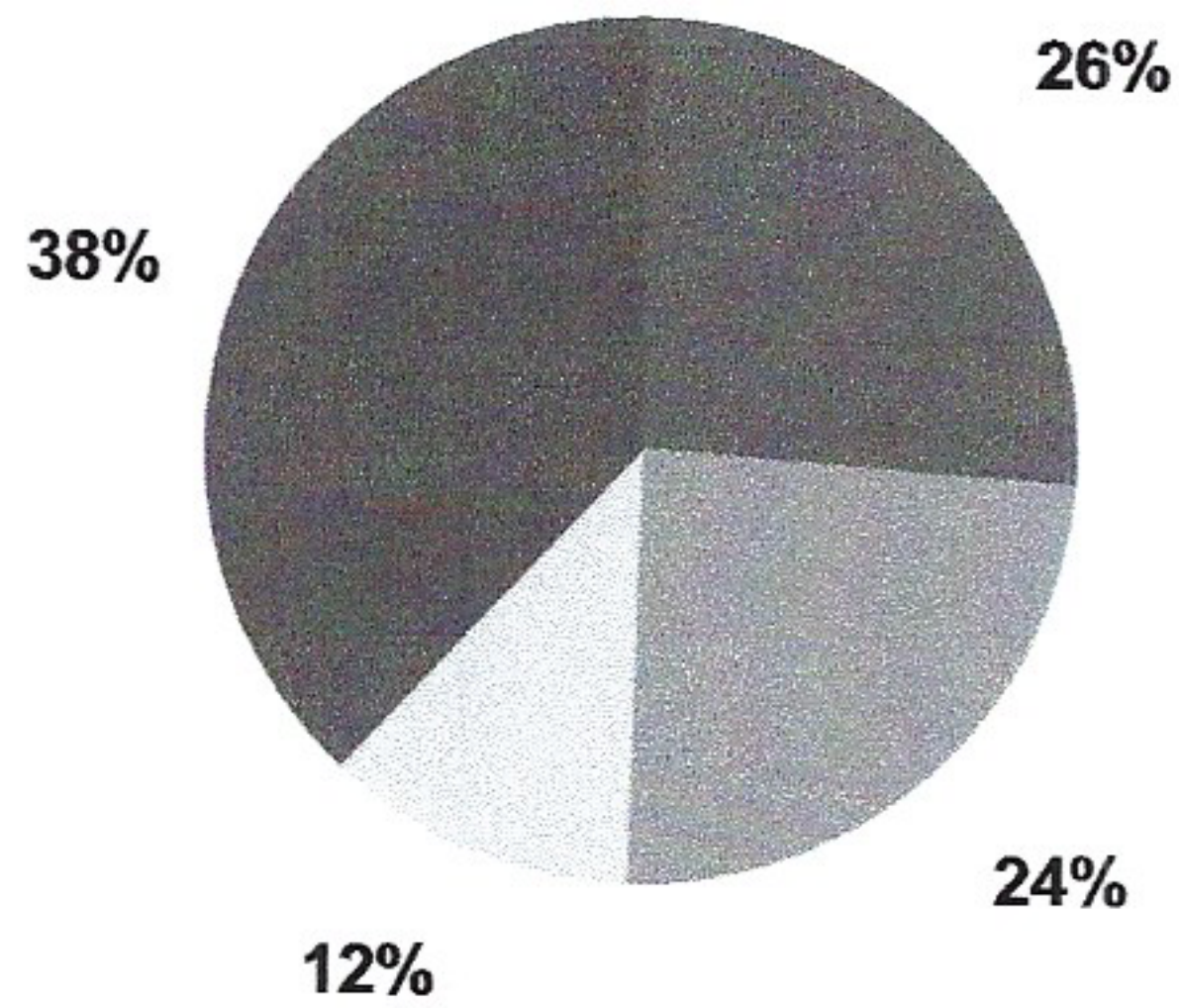
Sales Consultant:

Job#: 122921-Pro HVAC

Date: 12/29/2021

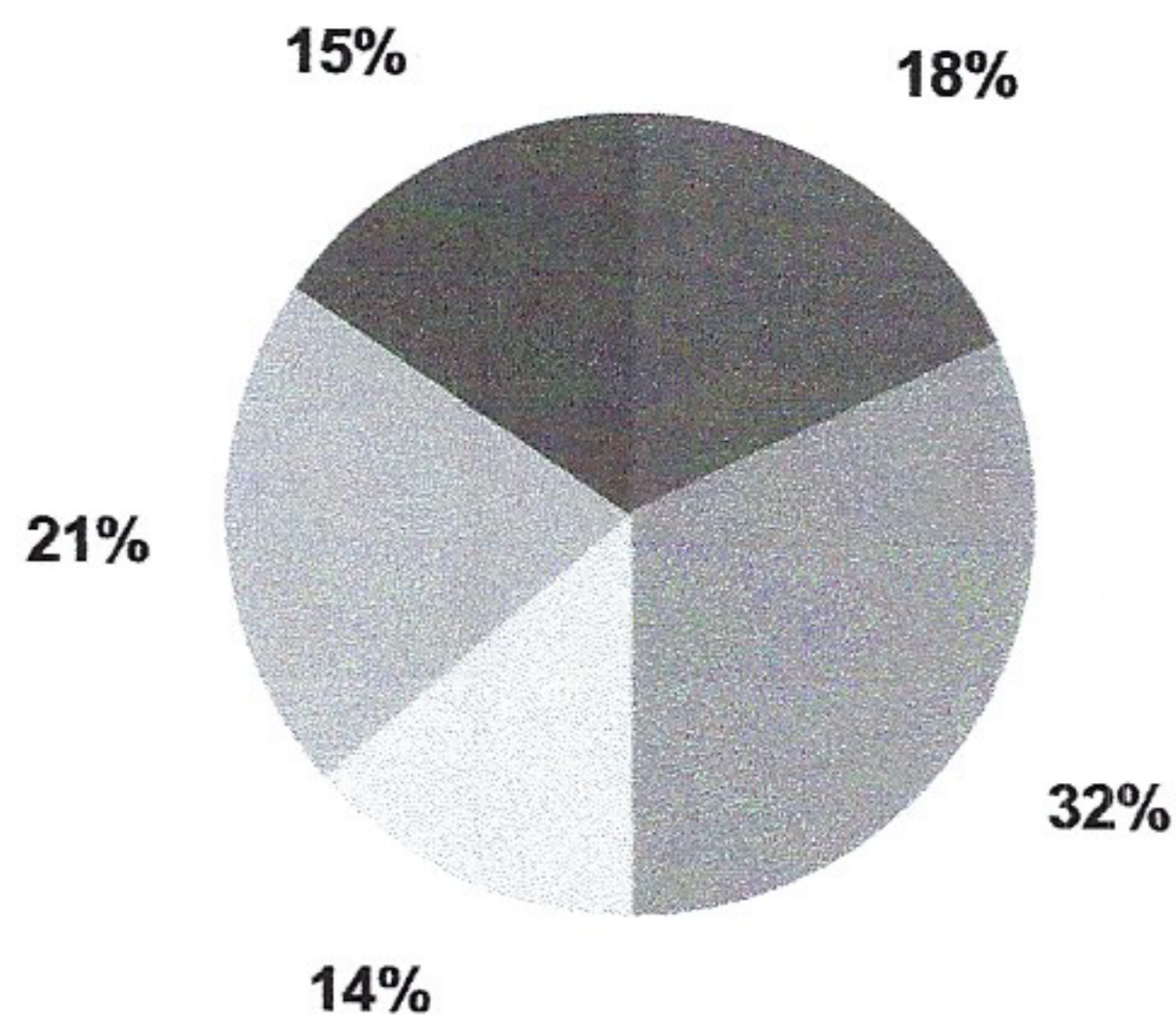
Living Room Load Chart

Heat Loss Percentages



- Walls
- Windows & Skylights
- Doors
- Ceilings
- Floors
- Misc System Loss
- Infiltration
- Ventilation
- Duct Loss

Heat Gain Percentages



- Walls
- Windows & Skylights
- Doors
- Ceilings
- Floors
- Internal Gains
- Infiltration
- Ventilation
- Duct Loss

FW Webb Company
 218 Knox Marsh Road - Dover, New Hampshire 03820
 603-749-3100 - lyman@fwwebb.com

Residence at 414 State Street Unit 4
 414 State Street Unit 4
 Portsmouth , NH 03801

Sales Consultant:

Job#: 122921-Pro HVAC

Date: 12/29/2021

Heat Pump Breakdown

Item Name	U-Value /SHGC	Net Area	Htg. HTM.	Clg. HTM	Sens. Htg.	Sens. Clg.	Lat. Clg.	Total Clg.
Construction Type								
Heat Pump					725	0	0	0
Living Room					0	1024	0	1024
Ceiling	0.061	184	4.087	3.66	752	673	0	673
	Ceiling under Unvented Attic or Attic Knee Wall, With Radiant Barrier Any Any R-15 insulation							
West Wall	0.097	100.25	6.499	3.31	652	332	0	332
	Frame Wall/Partition NA NA Wood R-11 None NA Siding or Stucco NA							
Window-2.5x5.5	0.57/0.56	13.75	38.19	65.96	525	907	0	907
	Operable Normal Window Clear 2 Pane Wood, Wood with Metal Clad, or Vinyl							
North Wall	0.097	162.5	6.499	3.31	1056	538	0	538
	Frame Wall/Partition NA NA Wood R-11 None NA Siding or Stucco NA							
Window-2.5x5.5	0.57/0.56	13.75	38.19	23.93	525	329	0	329
	Operable Normal Window Clear 2 Pane Wood, Wood with Metal Clad, or Vinyl							
Window-2.5x5.5	0.57/0.56	13.75	38.19	23.93	525	329	0	329
	Operable Normal Window Clear 2 Pane Wood, Wood with Metal Clad, or Vinyl							

FW Webb Company
 218 Knox Marsh Road - Dover, New Hampshire 03820
 603-749-3100 - lyman@fwwebb.com

Residence at 414 State Street Unit 4
 414 State Street Unit 4
 Portsmouth, NH 03801

Sales Consultant:

Job#: 122921-Pro HVAC

Date: 12/29/2021

Heat Pump (Average Load Procedure)

Design Conditions

Location: Portsmouth Pease International Tradeport,	Elevation: 102 ft	Daily Range: Medium
Input Data: Outdoor Dry Bulb	Indoor Dry Bulb	Latitude: 43° N
Summer: 95	72	Design Grains: 26
Winter: 5	72	Heated Area 345 Sq.Ft.
		Cooled Area 345 Sq.Ft.

Heat/Loss Summary (July Heat Load Calculations)

	Gross Area	Loss	Sensible Gain	Latent Gain
Walls	304	1708	870	0
Windows	41.25	1575	1565	0
Doors	0	0	0	0
Ceilings	184	752	673	0
Skylights	0	0	0	0
Floors	0	0	0	0
Room Internal Loads		0	1024	0
Blower Load			0	0
Hot Water Piping Load		0	0	0
Winter Humidification Load		725	0	0
Infiltration		2456	442	309
Ventilation		0	0	0
Duct Loss/Gain EHLF=0 ESGF=0		0	0	0
AED Excursion		n/a	262	n/a
Subtotal		7216	4836	309



**Approved ACCA
MJ8 Calculations**

Total Heating	7216	Btuh	
Total Cooling	5145	Btuh	14 Linear ft. of Hydronic Baseboard

*Calculations are based on the ACCA Manual J 8th Edition and are approved by ACCA. All computed calculations are estimates based on building use, weather data, and inputted values such as R-Values, window types, duct loss, etc. Equipment selection should meet both the latent and sensible gain as well as building heat loss.

This application has glass areas that produce relatively large cooling loads for part of the day. Variable air volume devices may be required to overcome spikes in solar load for one or more rooms. A zoned system may be required, or some rooms may require zone control (provided by individual, motorized, thermostatically controlled dampers).

FW Webb Company

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603-749-3100 - lyman@fwwebb.com

Residence at 414 State Street Unit 4
414 State Street Unit 4
Portsmouth , NH 03801

Sales Consultant:

Job#: 122921-Pro HVAC

Date: 12/29/2021

Equipment Selection

Design Conditions

Design Location: Portsmouth Pease

Elevation: 102 ft

Latitude: 43° N

Daily Range: Medium

Design Grains 26

Relative Humidity: 50%

Summer Outdoor Design: 95

Winter Outdoor Design: 5

Summer Indoor Design: 72

Winter Indoor Design: 72

Heating Equipment

Mfg: SAMSUNG

Model: AR09TSFABWKN

AHRI Ref #: 205132630

Efficiency (AFUE):

Altitude Correction Factor: 0

Heating Input (btuh):

Heating Output (btuh): 11000

Calculated HeatPump
Output @ Design (btuh): 9200

Cooling Equipment

Mfg: SAMSUNG

Outdoor Unit Model: AR09TSFABWKX

Coil:

Furnace:

AHRI Ref #: 205132630

Altitude Correction Factor: 0

Rated Total Cooling (btuh): 9000

Sensible Cooling (btuh): 8100

Latent Cooling (btuh): 900

SEER - EER@95:

Heat Pump HSPF:

Summary

<u>MJ8 Calculations</u>	<u>Status</u>	<u>Equipment Capacities</u>
Sensible Gain (btuh): 4836	Sufficient	Sensible Capacity (btuh): 8100
Latent Gain (btuh): 309	Sufficient	Latent Capacity (btuh): 900
Total Heat Gain (btuh): 5145	Sufficient	Total Capacity (btuh): 9000
Heat Loss (btuh): 7216	Sufficient	Heating Capacity (btuh): 11000

8. 77 Wentworth Street - Recommended Approval

Background: The applicant is seeking approval for the installation of an A/C condenser.

Staff Comment: Recommended Approval

Stipulations:

1. _____
2. _____
3. _____

**LUHD-450**

Historic District Commission Work Session or Administrative Approval Application

Status: Active**Date Created:** Mar 23, 2022**Applicant**

Jackie Ceurvels
install@keyhvac.com
8E Continental Drive
Exeter, NH 03833
603-436-8811

Location

77 WENTWORTH ST
Portsmouth, NH 03801

Owner:

PALINO EDWARD JOSEPH & PALINO NANCY ANN
77 WENTWORTH ST PORTSMOUTH, NH 03801

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

--

Project Information**Brief Description of Proposed Work**

Installation of Condenser and Furnace

Description of Proposed Work (Planning Staff)

--

Project Representatives**Relationship to Project**

Owner

If you selected "Other", please state relationship to project.

--

Full Name (First and Last)

Edward Palino

Business Name (if applicable)

--

Mailing Address (Street)

77 Wentworth St

City/Town

Portsmouth

State

NH

Zip Code

03801

Phone

6176469687

Email Address

edny98@aol.com

Relationship to Project

Other

If you selected "Other", please state relationship to project.

Contractor

Full Name (First and Last)

Alex Sherrill

Business Name (if applicable)

Key Heating & Air



Proposed
condenser location

9. 100 Deer Street - Recommended Approval

Background: The applicant is seeking approval for the existing awning and install a new pergola.

Staff Comment: Recommended Approval

Stipulations:

1. _____
2. _____
3. _____

**LUHD-451**

Historic District Commission Work Session or Administrative Approval Application

Status: Active**Date Created:** Mar 23, 2022**Applicant**

Eben Tormey
etormey@xsshotels.com
1359 Hooksett Road
Hooksett, NH 03106
603-518-2132

Location

100 DEER ST
Portsmouth, NH 03801

Owner:

PARADE RESIDENCE HOTEL LLC & C/O CATHARTES PRIVATE INVMTS
100 SUMMER ST SUITE 1600 BOSTON, MA 02110

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

22 Portwalk Place

Project Information**Brief Description of Proposed Work**

Remove existing awning at patio next to Venue @ Portwalk Place entrance and install "Level Pergola" sunshade awning

Description of Proposed Work (Planning Staff)

--

Project Representatives**Relationship to Project**

Architect

If you selected "Other", please state relationship to project.

--

Full Name (First and Last)

Adam Morrill

Business Name (if applicable)

PROCON

Mailing Address (Street)

1359 Hooksett Road

City/Town

Hooksett

State

NH

Zip Code

03106

Phone

603-518-2268

Email Address

amorrill@proconinc.com

Acknowledgement**I certify that the information given is true and correct to the best of my knowledge.****By checking this box, I agree that this is equivalent to a handwritten signature and is binding for all purposes related to this transaction****I hereby certify that as the applicant for permit, I am**

Owner of this property



VENUE @ PORTWALK PLACE

PLAN PORTSMOUTH 3D MODEL: AREA 6

CHARACTER DISTRICT: CD-5

TABLE OF CONTENTS

1	COVER
2	LOCAL CONTEXT
3	EXISTING CONDITIONS
4	PROPOSED PLANS
5	EXTERIOR ELEVATIONS
6	PERGOLA DETAILS
7	PERGOLA DETAILS
8	PROPOSED RENDERING
9	PROPOSED RENDERING
10	PROPOSED RENDERING

PROJECT DESCRIPTION:

THIS PROJECT CONSISTS OF THE ADDITION OF A 'LEVEL PERGOLA' ABOVE AN EXISTING OUTDOOR PATIO AT THE VENUE EVENT CENTER ATTACHED TO THE RESIDENCE INN ALONG PORTWALK PLACE. THE PERGOLA AND EXISTING PATIO ARE ADJACENT TO THE EXISTING EVENT CENTER ENTRANCE.

PERGOLA @ VENUE

PORTSMOUTH, NEW HAMPSHIRE

COVER

HDC SUBMISSION: APRIL 06, 2022



THE VENUE

AT PORTWALK PLACE



PROCON

CONNECT • CREATE • CONSTRUCT

EXHIBIT

1



A



B



C



D



A



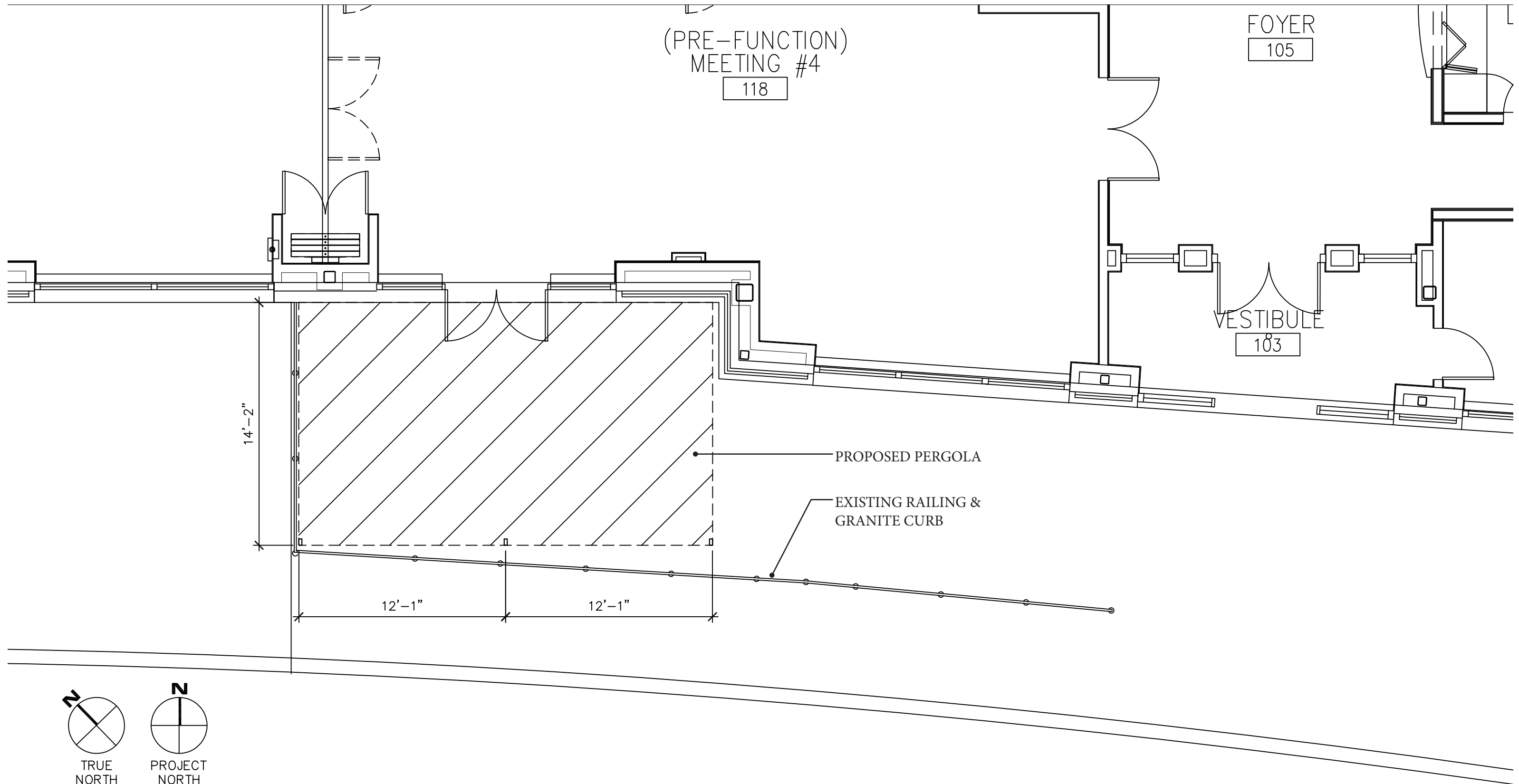
B



C



D



3/16"=1'-0"

PERGOLA @ VENUE
PORTSMOUTH, NEW HAMPSHIRE

PROPOSED PLANS
HDC SUBMISSION: APRIL 06, 2022



THE VENUE
AT PORTWALK PLACE



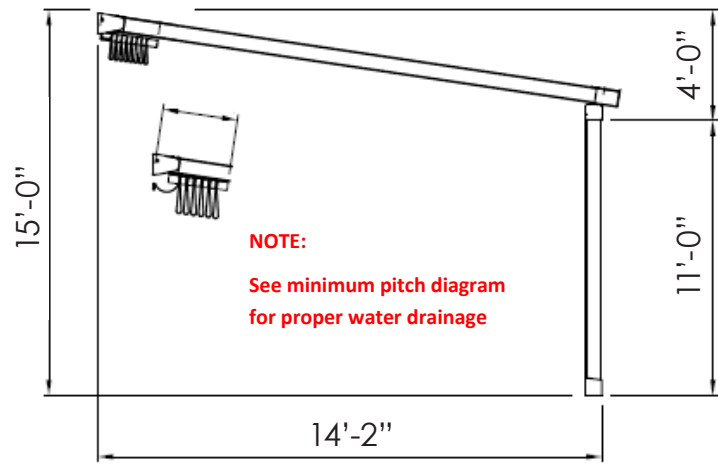
PROCON
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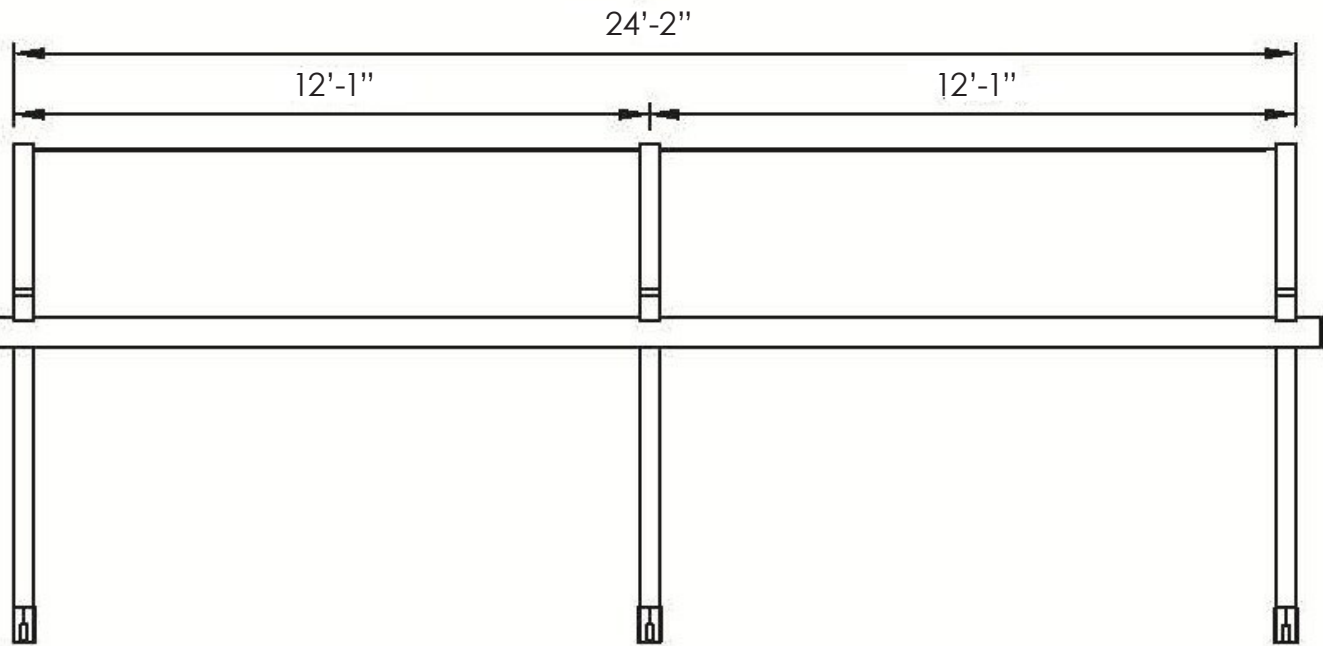
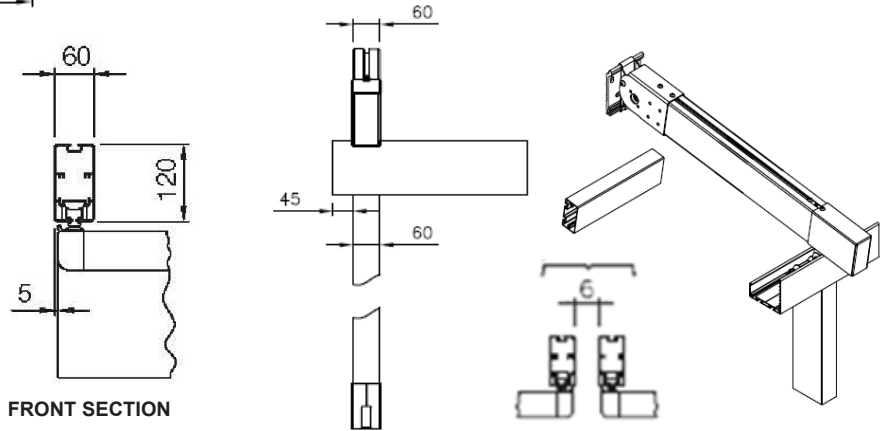
1/8"=1'-0"

LEVEL Pergola® Technical information

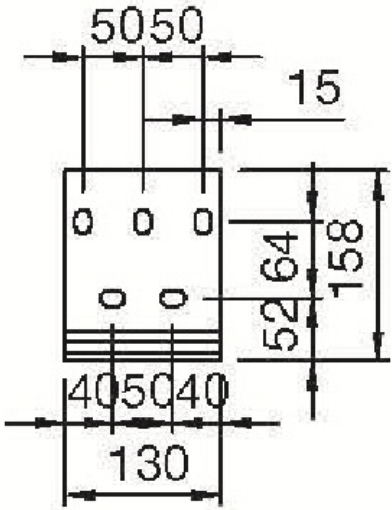
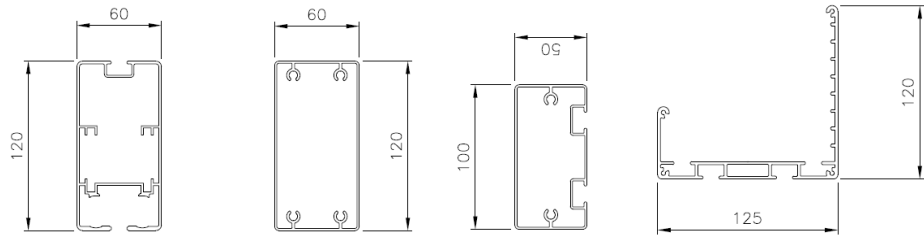
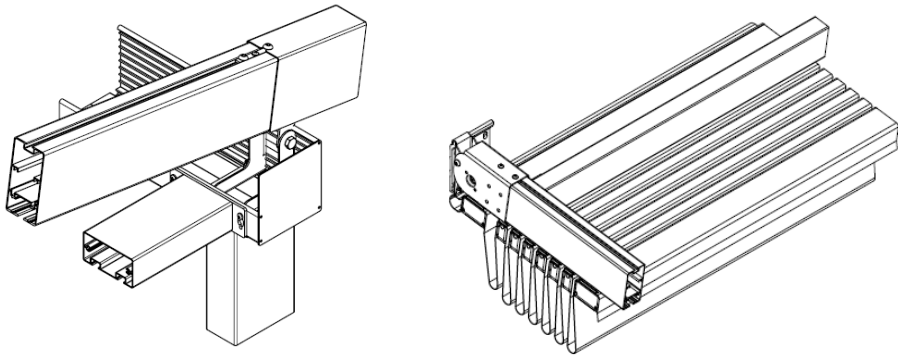
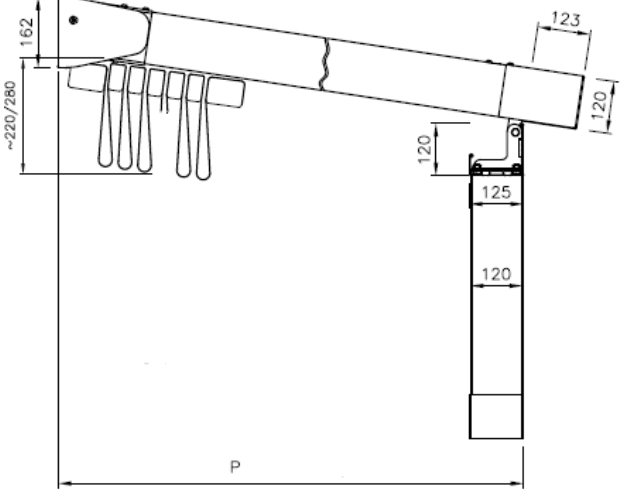


Dimensions:

- A = Height of Slope
- B = Height at top back
- C = Post Height / Under gutter height
- P = Actual Projection from wall



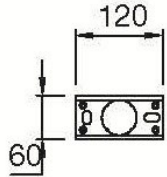
PERGOLA ELEVATION



BRACKET PLATE FOR STD.
WALL INSTALLATION



FOOT PLATE



OPTIONAL PERGOLA & SCREEN FABRIC COLORS

502 PROOF SOLTIS / OPAQUE SATIN FINISH COLORS

The Preconstraint 502 fabric from Ferrari also offers excellent dimensional stability with minimal stretching and exceptional dirt resistance thanks to a PVDF topcoat on both sides. The fabric is therefore perfect for use on retractable Pergola® roof awnings. The fabric is 16.8 oz/sq. yard with a satin finish. Fabrics are fire retardant and certificate is available.



OPTIONAL FRAME COLORS FOR THESE PERGOLA MODELS:

Level, Mito, Tecnic & Tecnic One



NOTE: All these colors except Green Ral 6005 and Desert Sand / Ivory are “super durables” which offer better durability compared with standard polyesters powders.

NOTE: ACTUAL FRAME COLOR MAY VARY FROM DIGITAL IMAGES



PERGOLA @ VENUE
PORTSMOUTH, NEW HAMPSHIRE

PROPOSED RENDERINGS
HDC SUBMISSION: APRIL 06, 2022



THE VENUE
AT PORTWALK PLACE



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PERGOLA @ VENUE
PORTSMOUTH, NEW HAMPSHIRE

PROPOSED RENDERINGS
HDC SUBMISSION: APRIL 06, 2022



THE VENUE
AT PORTWALK PLACE



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PERGOLA @ VENUE
PORTSMOUTH, NEW HAMPSHIRE

PROPOSED RENDERINGS
HDC SUBMISSION: APRIL 06, 2022



THE VENUE
AT PORTWALK PLACE



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EXHIBIT
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10. 52 Prospect Street - TBD

Background: The applicant is seeking approval for changes to an already approved plan.

Staff Comment: TBD

Stipulations:

1. _____
2. _____
3. _____

**LUHD-452**

Historic District Commission Work Session or Administrative Approval Application

Status: Active**Date Created:** Mar 29, 2022**Applicant**

Tim Malloy
tmalloy131@gmail.com
52 Prospect Street
Portsmouth, NH 03801
603.583.3897

Location

52 PROSPECT ST
Portsmouth, NH 03801

Owner:

MALLOY REVOCABLE TRUST OF 2017 & MALLOY TIMOTHY R & SUSAN
P TTEES
52 PROSPECT ST PORTSMOUTH, NH 03801

Application Type**Please select application type from the drop down menu below**

Administrative Approval

Alternative Project Address

--

Project Information**Brief Description of Proposed Work**

New construction and renovations to an existing structure

Description of Proposed Work (Planning Staff)

--

Project Representatives**Relationship to Project**

Owner

If you selected "Other", please state relationship to project.

--

Full Name (First and Last)

Timothy Malloy

Business Name (if applicable)

--

Mailing Address (Street)

52 Prospect St.

City/Town

Portsmouth

State

NH

Zip Code

03801

Phone

603.583.3897

Email Address

Tmalloy131@gmail.com

Relationship to Project

Owner

If you selected "Other", please state relationship to project.

--

Full Name (First and Last)

Susan Malloy

Business Name (if applicable)

--

March 29, 2022

Attn: City of Portsmouth, NH Historic District Commission

Subject: Administrative Approval Application, 52 Prospect Street

Ref: Certificate of Approval (LU-21-188), dated 11/15/2021

Dear Members of the Historic District Commission,

The purpose of this letter is to provide context and rationale for our request to (1) change from the approved wood clapboard siding on our home renovation project to fiber cement clapboard siding, and (2) change the windows that are noted as replacement to new construction.

1. Siding

Given the significant increase in construction costs, we have had to evaluate the scope in order to keep the project viable from a budget perspective.

As discussed during our HDC approval meeting, we did investigate repairing the existing wood siding (underneath the aluminum siding) with our builder. We found that the condition of the wood is in disrepair, and removal of the aluminum siding would cause further damage to the wood underneath. Unfortunately, this option is not only costly, it does not provide for a viable long-term siding solution.

In order to incorporate new siding to our home, our builder has quoted the following options:

1. Fiber cement siding for the entire home (existing and addition) with Azek trim: \$46,080
2. Wood siding on the front, fiber cement siding on the sides and rear: \$52,065
3. Wood siding on the entire home: \$76,005

We are requesting the HDC to approve # 1 (fiber cement siding for the entire home), as this is our preferred option. #2 represents our second preference and #3 represents what is currently approved.

As the HDC is well aware, the cost of construction has increased significantly as of late due partly to labor shortages, increased material cost, and an overall increase in home construction/renovation projects. We've had to increase our renovation budget in order to proceed with this project. We're excited about improving its functionality as well as its appearance. The fiber cement siding will be a substantial improvement over the current aluminum siding, it will conserve or enhance property value and will maintain consistency with the defining character of the neighborhood. So we kindly request your consideration to enable us to do that in the most cost-effective way possible.

2. Windows

When we proposed our plans for HDC approval, we hadn't had a complete evaluation of the windows from our builder. Now that the evaluation is complete, our desire is to use new construction windows rather than replacement windows on the front elevation and the rear family room window. New construction windows are preferred due to the likely state of disrepair of the window frames. The new construction windows will be the same Marvin Elevate 6 over 6 pane that is currently approved. The

pane size is the same as currently approved. The new sashes will be almost identical to the original size. The currently approved plan already allows for removal of the window casing as well.

One of the front windows:



Existing window jamb from an attic window:



Thank you very much for your consideration.

Tim & Sue Malloy